



LUCKINN IVY
RESIDENCE

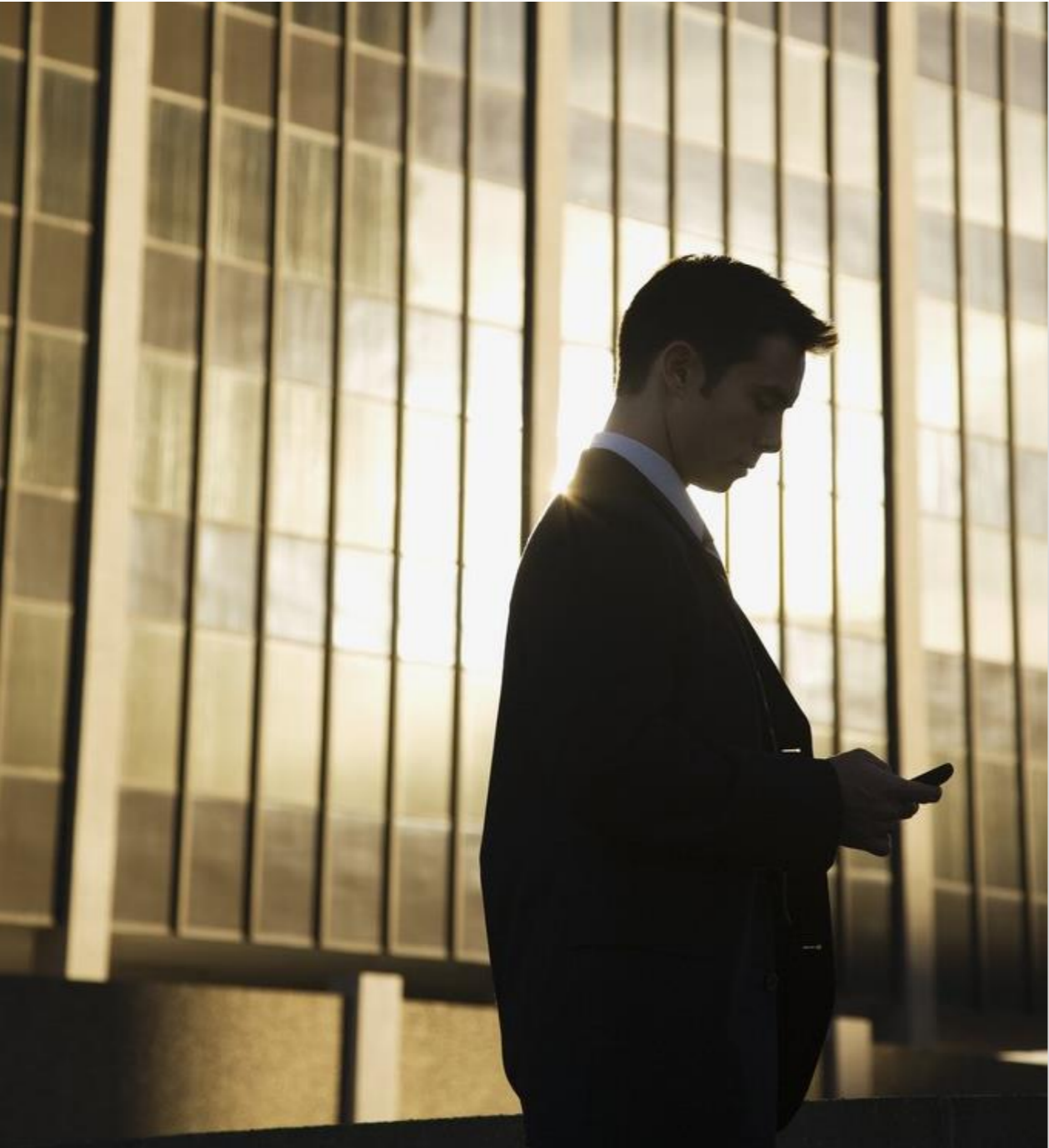


IMPRESSION
O F
N A I R O B I



PROJECT SUMMARIZE

PROJECT LOCATION



The Luckinn Ivy Residence, located in the Mogotio road of Westland area, Next to GTC tower, which has mature business, education, and medical facilities. It is an exclusive residence of top executives and the gathering place of successful people.

DESIGN TARGET



OUR TARGET

To create exemplary, refined, and quietly luxurious residences, homes for which the connoisseur will appreciate the value of high-quality design. We will be showing the homes with luxury and art.

**Our positioning philosophy for the Luckinn Ivy Residence Raffles is:
The combination of life and business.**

To achieve maximum harmony of man and nature, people to people, people and culture at the Luckinn Ivy Residence Raffles, and to provide business leaders with the optimum lifestyle.

DESIGN CONCEPT



QUALITY



MODERN | LUXURY



HUMANIZATION



AINTELLIGENT

New Modern City Life

DESIGN POINT



Based on the quality of the city to improve the type of project, we uphold the concept of customized product originality of high-end mansion texture,

artistic, humane, intelligent, so that the pursuit of high quality of life, to appreciate the high-end design elite encounter a comfortable and elegant quality of life.



QUALITY ORIENTATION

Refined materials



Noble quality



Refined details



RENDERING INTRODUCE

PANORAMA



ONE BEDROOM PROMAX

– 78sqm



TWO BEDROOMS GOLD + DSQ

- 126sqm



TWO BEDROOMS PLATINUM + DSQ

- 140sqm



THREE BEDROOMS GOLD + DSQ

- 170sqm



THREE BEDROOMS PLATINUM + DSQ

- 172sqm



PUBLIC AREA INTRODUCE



INSPIRATION

When I first stepped into Singapore Changi Airport, I was instantly struck by the magnificent landscape of its indoor forest. The lush green scenery seemed to perfectly integrate the charm of nature into the interior space, making people feel relaxed and happy. I sincerely hope that this natural and harmonious beauty can also be brought to each of our owners, so that they can also feel the tranquility and comfort from nature in their daily lives.

WE BRING THE FOREST INDOORS



PLUBLIC AREA



SHARED OFFICE SPACE



BETTER WORK AND COMMUNICATION



MEETING ROOMS



INDOOR PLAYGROUND AND SWIMMING POOL



GMY & YOGA



SECURITY PROTECTION

SECURITY



7*24 Hours Security



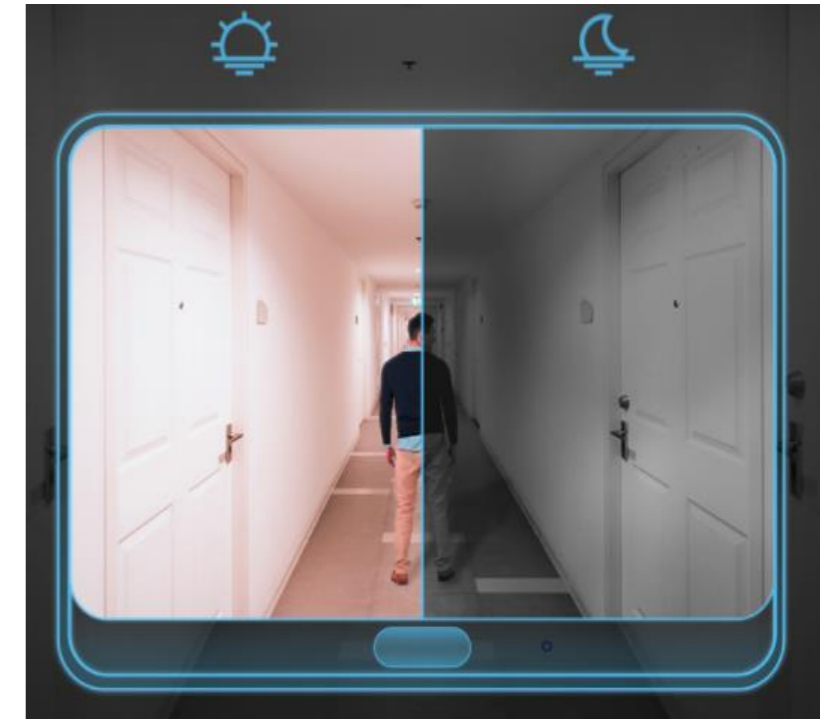
Hikvision Intercom system & Access Control System

is a set of modern well - off residential service measures, provide visitors and residents two-way video call, to achieve the image, voice dual recognition, access control of outsiders, thus increasing security and reliability.



Intelligent Smart Lock

- ✓ Human body induction warning
- ✓ HD wide-angle & night vision
- ✓ Intelligent face recognition
- ✓ Real-time APP view & facetime
- ✓ History playback
- ✓ Super-long standby battery
- ✓ Super storage space



PRICE LIST



LUCKINN IVY RESIDENCE PRICE LIST

| No. | Type | Features | Floor No. | Size Sqm/Sqft | Cash Price(M) | Installment Price(M) | Mortgage Price(M) |
|-----|-----------------|----------------------|-----------|--------------------|------------------|-------------------------|----------------------|
| 1 | 1 BED CLASSIC | / | 1F-5F | 78Sqm 839Sqft | 9.6 | 9.9 | |
| | | | 6F-10F | | 9.8 | 10.1 | |
| | | | 11F-15F | | 10 | 10.3 | |
| | | | 16F-19F | | 10.2 | 10.5 | |
| 2 | 2 BED GOLD | DSQ + 1 BALCONIES | 1F-5F | 126Sqm 1356Sqft | 15.6 | 16.2 | 17.5 |
| | | | 6F-10F | | 15.8 | 16.4 | 17.7 |
| | | | 11F-15F | | 16 | 16.6 | 17.9 |
| | | | 16F-19F | | 16.2 | 16.8 | 18.1 |
| 3 | 2 BED PLATINIUM | DSQ + 3 BALCONIES | 1F-5F | 140Sqm 1506Sqft | 17.6 | 18.2 | 19.5 |
| | | | 6F-10F | | 17.8 | 18.4 | 19.7 |
| | | | 11F-15F | | 18 | 18.6 | 19.9 |
| | | | 16F-19F | | 18.2 | 18.8 | 20.1 |
| 4 | 3 BED GOLD | DSQ + 3 BALCONIES | 1F-5F | 170Sqm 1829Sqft | 21.6 | 22.2 | 23 |
| | | | 6F-10F | | 21.8 | 22.4 | 23.2 |
| | | | 11F-15F | | 22 | 22.6 | 23.4 |
| | | | 16F-19F | | 22.2 | 22.8 | 23.6 |
| 5 | 3 BED PLATINIUM | DSQ + 3 BALCONIES | 1F-5F | 172Sqm 1851Sqft | 22 | 22.5 | 23.5 |
| | | | 6F-10F | | 22.2 | 22.7 | 23.7 |
| | | | 11F-15F | | 22.4 | 22.9 | 23.9 |
| | | | 16F-19F | | 22.6 | 23.1 | 24.1 |

CASH PAYMENT: 20% Deposit in 7 Days,
Balance shall be paid within 30 Days

INSTALLMENT PAYMENT: 20% Deposit Within 7 Days,
10% Shall be Paid Within 3 months,
20% Shall be Paid Within 6 months,
10% Shall be Paid Within 8 months,
10% Shall be Paid Within 12 months,
30% Balance Shall be Paid On or Before the Completion Day

MORTGAGE PAYMENT: 20% Deposit in 7 Days,
Balance Shall be financed and secured by financiers and professional undertakings after the Completion Day

ROI ANALYSIS

ROI ANALYSIS ESTIMATE

| Unit Type | CASH Price (KES) | Monthly Rent(KES) | Annual Rent(KES) | ROI |
|-----------------|---------------------|-------------------|------------------|--------|
| 1 Bedroom (78) | 8.8M | 90,000 | 1,080,000 | 12.27% |
| 2 Bedroom (126) | 15.6M | 145,000 | 1,740,000 | 11.15% |
| 3 Bedroom (170) | 21.6M | 200,000 | 2,400,000 | 11.11% |

VALUE-ADDED SERVICES

HOME Decoration Tour In China



Luxury

SIMPLE

Decoration

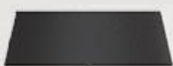
I LOVE HOME

Life

We build what you want.



If there are more than 30 buyer willing to group going to China for shopping, we can arrange a trip to China to select apartments furnishings



THANK YOU