

# Ubora Living

## APARTMENT



**Live well, Stay in Style!**

# About Us

Ubora Living Apartment;

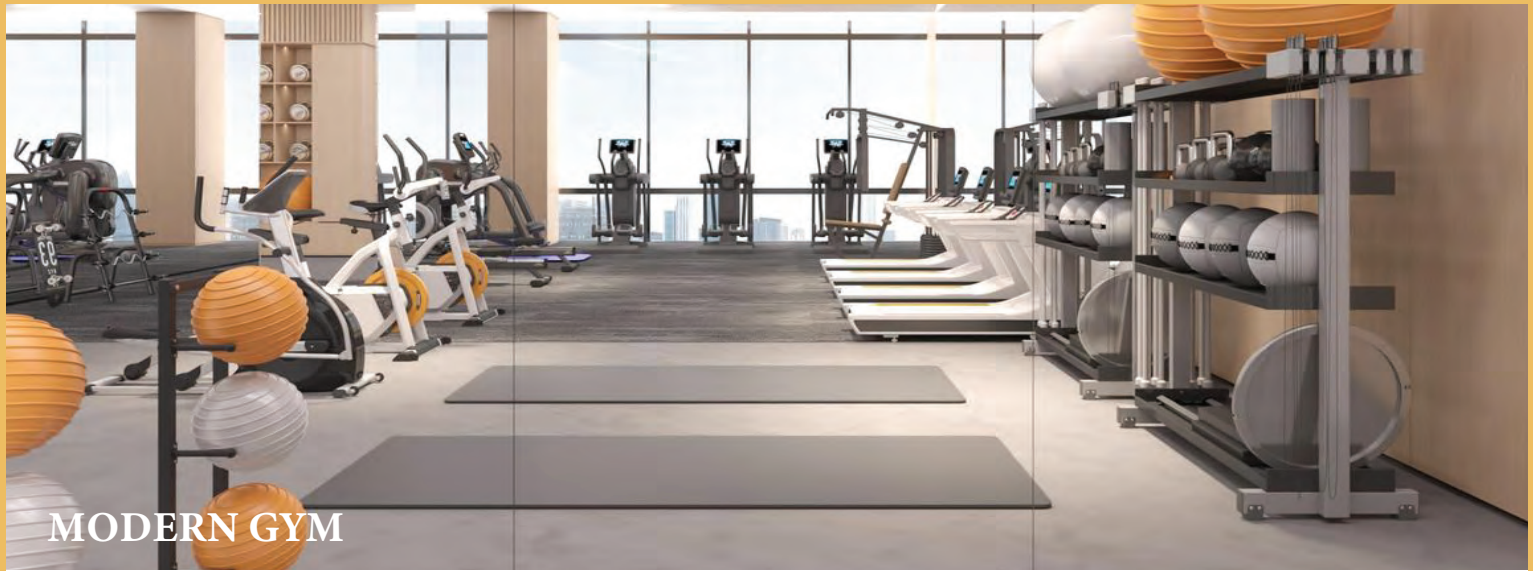
is a prime address at the heart of Westlands, Nestled at the junction of Ring Road and General Mathenge, this exceptional development sits on a 0.5-ha parcel, offering over 300 elegantly designed units. Perfectly positioned near the CBD and within easy reach of the expressway connecting to JKIA, it combines urban convenience with serene living.



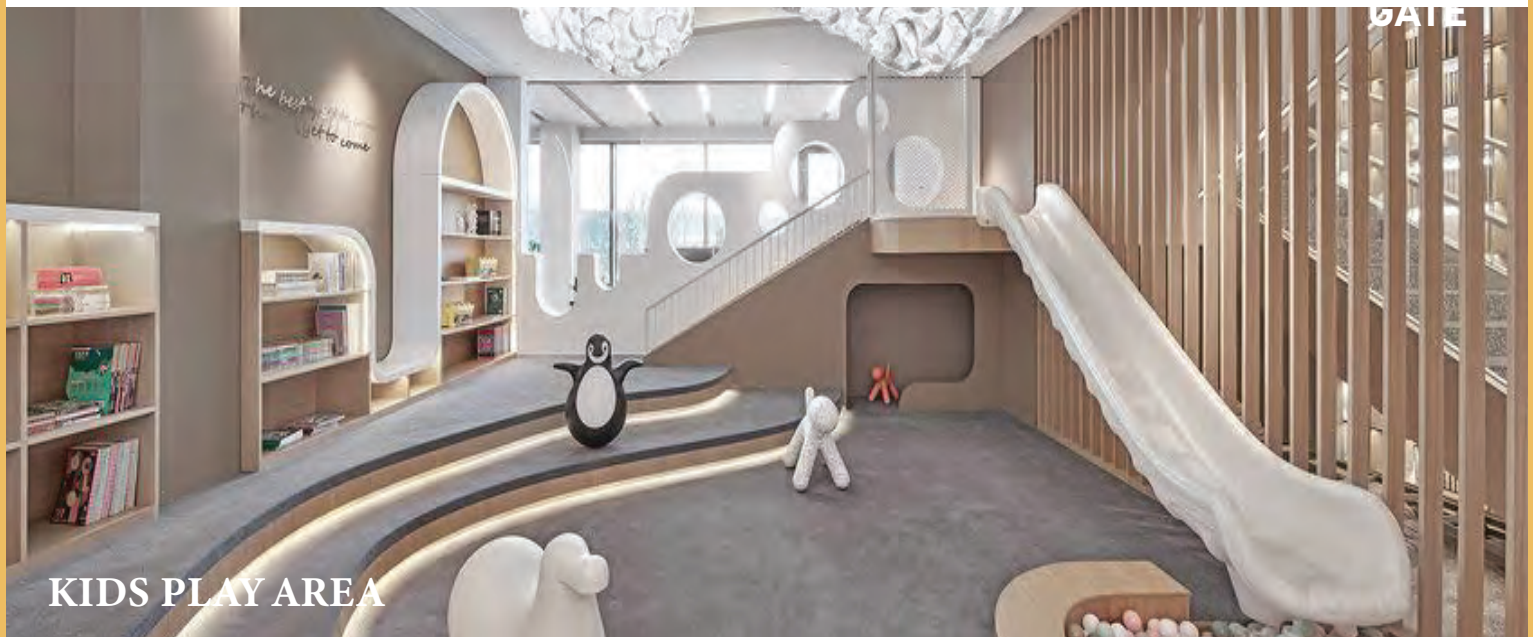
# PUBLIC AREA VIEW



# PUBLIC AREA VIEW (Roof Top)



MODERN GYM



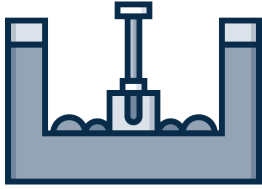
KIDS PLAY AREA



SWIMMING POOL

# AMENITIES

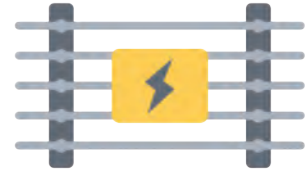
Experience contemporary living with exceptional amenities crafted to enhance your everyday comfort and leisure!



Borehole



Club House



Electric Fence



24Hrs CCTV



Swimming Pool



Reliable Internet



Ample Parking



Sauna



Rooftop Terraces



Hotel Services



Backup Generator



24/7 Security

# STANDARD FLOOR

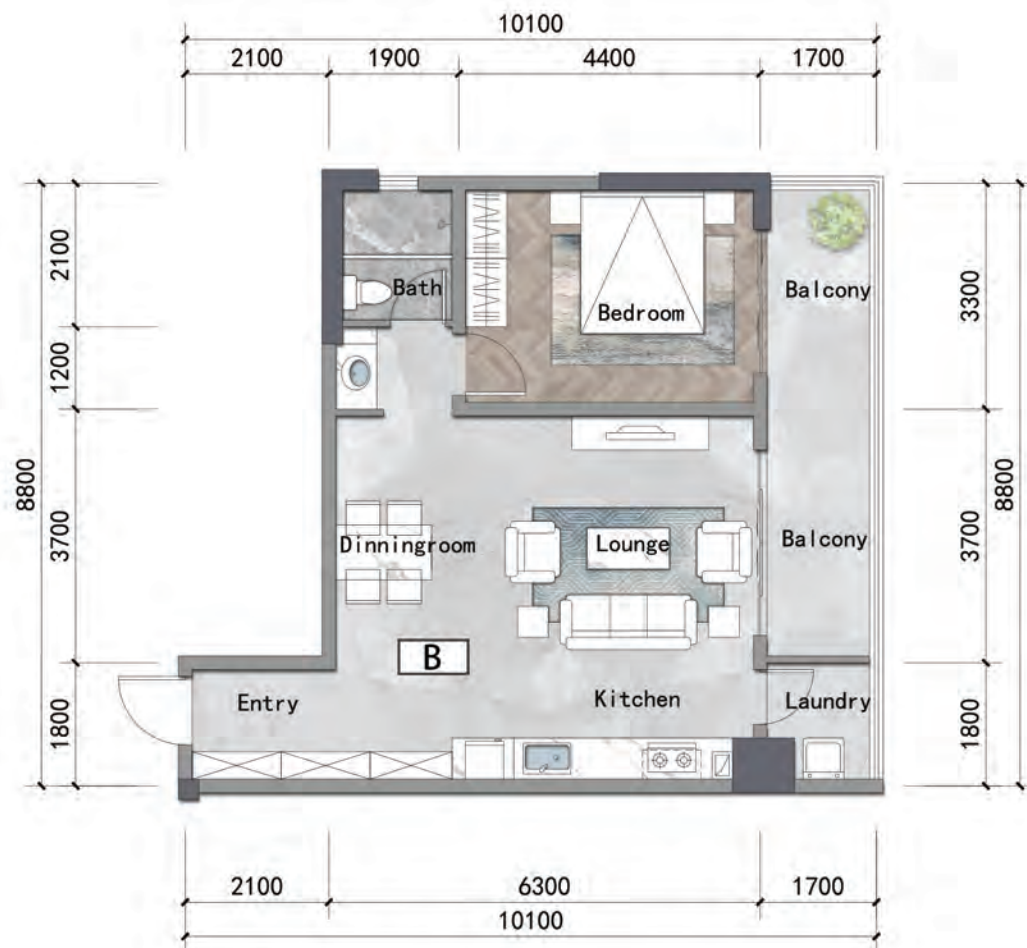


The floor area is 1268.55sq.m complemented by beautifully designed spacious courtyard that brings natural light to every unit. The plan comprises of 12 units in a floor marking A, B, C, D1, D2, E. The building is serviced by 4 elevators and dual staircases providing smooth and secure vertical circulation.

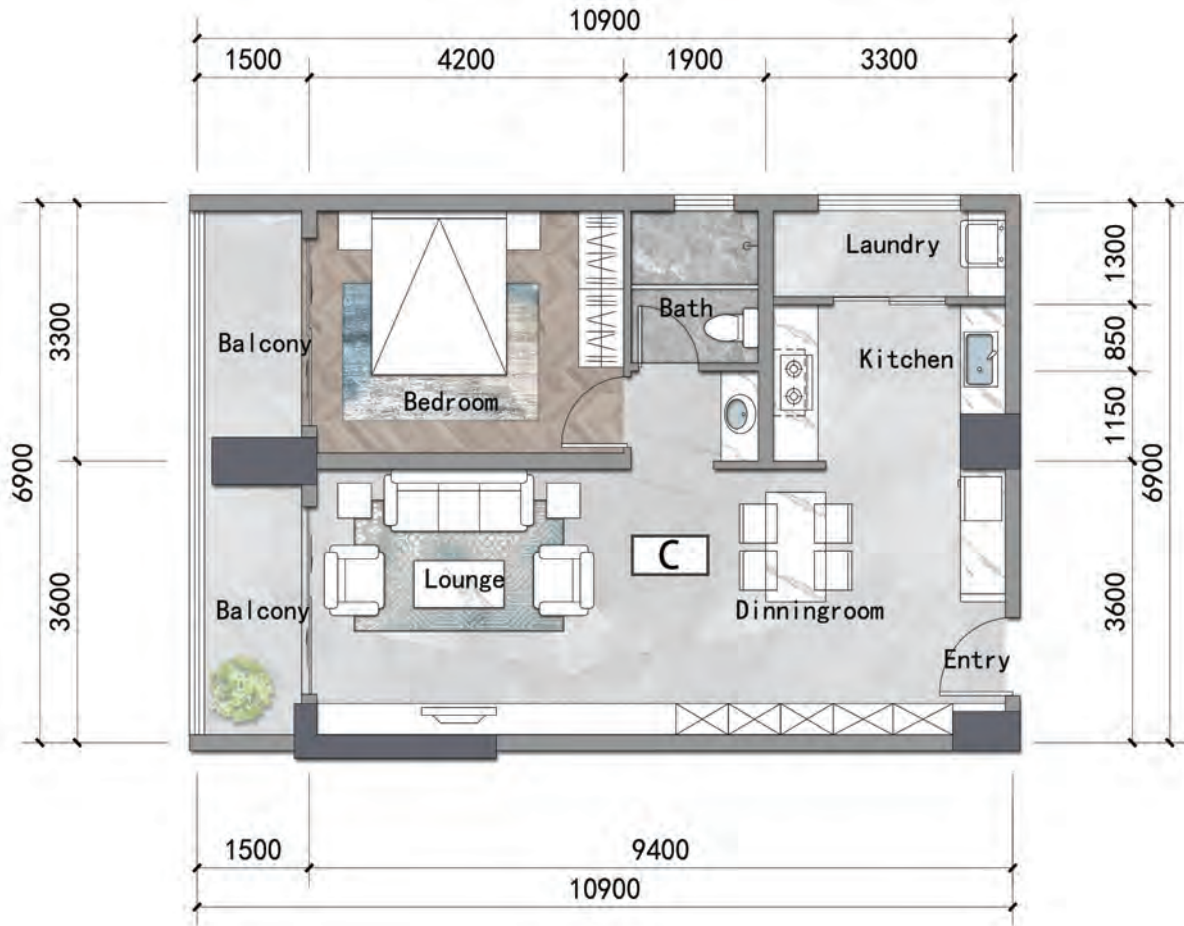
- One-Bedroom (Small)
- Plinth area: 55.2m<sup>2</sup>
- Gross area: 66.28m<sup>2</sup>/713sqft



- One bedroom
- Plinth area: 74.13m<sup>2</sup>
- Gross area: 89.01m<sup>2</sup>/958sqft



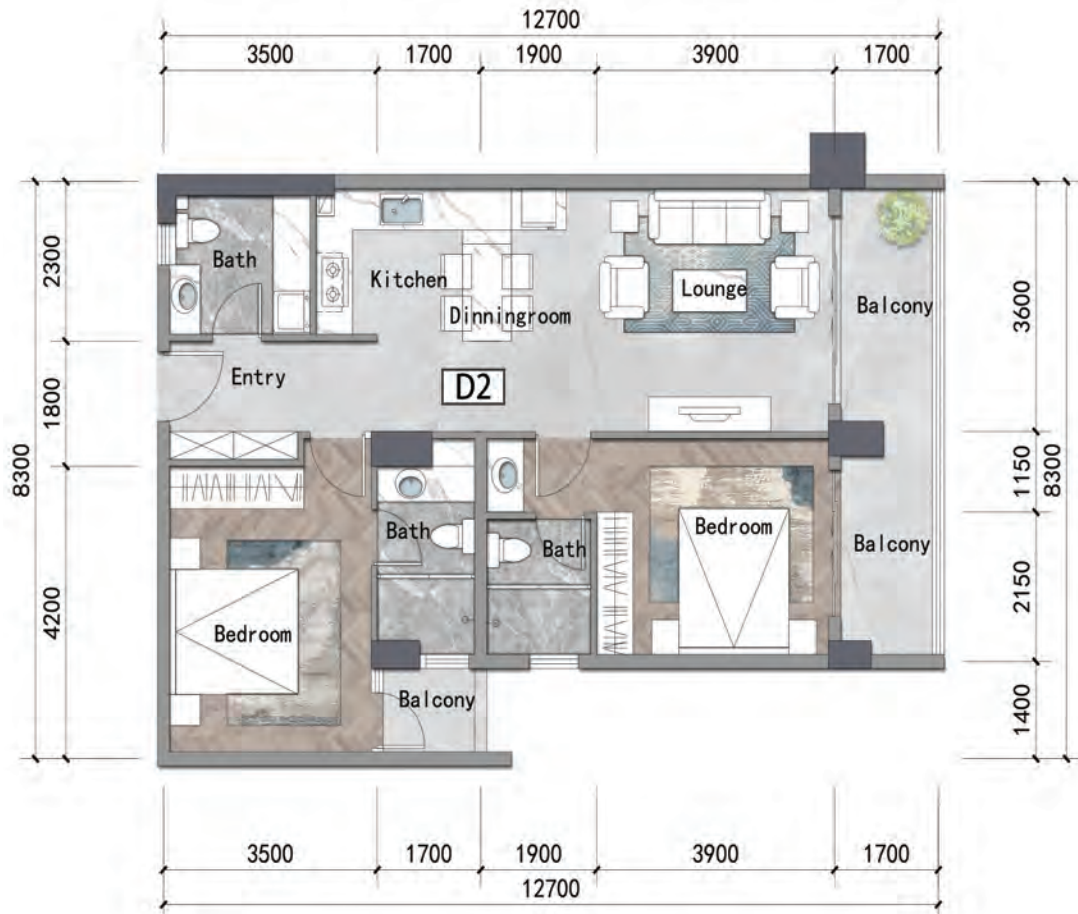
- One bedroom
- Plinth area: 75.21m<sup>2</sup>
- Gross area: 90.31m<sup>2</sup>/972.1sqft



- Two bedroom
- Plinth area: 97.37m<sup>2</sup>
- Gross area: 116.92m<sup>2</sup>/1258.5sqft



- Two bedroom
- Plinth area: 94.91m<sup>2</sup>
- Gross area: 113.96m<sup>2</sup>/1226.7sqft



- Two bedroom
- Plinth area: 123.14m<sup>2</sup>
- Gross area: 147.86m<sup>2</sup>/1591.6sqft



# INTERIOR VIEW



# LOCATION MAP



Residents enjoy close proximity to premier lifestyle destinations such as;

## SCHOOLS

- Aga Khan Academy
- Consolata School
- Highridge Royal School

## HOSPITALS

- MP Shah Hospital
- Aga Khan Hospital
- Avenue Hospital

## RECREATIONAL FACILITIES

- Riverside Park
- Parklands Sports Club
- City Park

## SECURITY OFFICES

- Parklands Police Station
- Central Police Station
- Pangani Police Station

## MALLS

- Westgate Mall
- The Mall, Westlands
- Westlands Square
- Sarit Centre
- GTC Mall
- Broadwalk Mall
- UN offices : 10Mins
- Karura Forest : 10 Mins (Natural Oxygen Bar)



Designed for comfort and sophistication, the apartment offers hotel-style services, professional management, and high rental yields, making it an ideal choice for both investors and homeowners seeking a luxurious yet practical lifestyle in one of Nairobi's most sought-after addresses.