

# CRESCENT RESIDENCY

Developing Dreams Together...

*High quality*

*High return*

*Cost-Efficient Living*



**ROI 12%**

# CRESCENT RESIDENCY: ELEVATED LIVING UNVEILED

## ARCHITECTURAL MARVEL: AESTHETIC DESIGN AND CONVENIENCE

Welcome to CRESCENT RESIDENCY, a distinguished two 18-story block development that redefines modern living. Comprising spacious one (1) and two (2) bedroom apartments, this architectural marvel is ideally located in the heart of Kileleshwa along Gatundu Road. Just a 5-minute drive from prominent shopping centers like Yaya Center, Prestige Plaza, Kasuku Center, Lavington Mall, and Quick-Mart Kileleshwa, it seamlessly integrates convenience into every aspect of your lifestyle. Close proximity to Artcaffe, Kenya High School, St. Austin Academy, and Kenton College further enhances the appeal of this exceptional residential enclave.





Discover excellence with CRESCENT SERENITY DEVELOPERS LIMITED, a name synonymous with trust since 2005. As seasoned developers, we take pride in our legacy of successful projects, setting the stage for our latest venture – CRESCENT RESIDENCY.

Our mission is simple: to provide affordable and comfortable housing for every client. From conceptualization to completion, we meticulously design apartments with an unwavering focus on your well-being, ensuring a living experience that exceeds expectations

# ABOUT US

# PREMIUM LIVING: UNMATCHED PROPERTY AMENITIES

**Elevating your living experience, CRESCENT RESIDENCY presents an array of premium amenities:**

- ★ Coffee Lodge for Residents
- ★ Swimming Pool
- ★ Hotel-Style Reception Lobby
- Borehole Water Supply
- Back-up Generator
- Fully Equipped Gym
- Electrical Fence and CCTV Surveillance
- Kids Play Area
- DSTV and Internet Provision



# PREMIUM LIVING: UNMATCHED PROPERTY AMENITIES

*The grand reception lobby welcomes you to your new home, setting the tone for luxury living from the moment you arrive...*

# PREMIUM LIVING: UNMATCHED PROPERTY AMENITIES

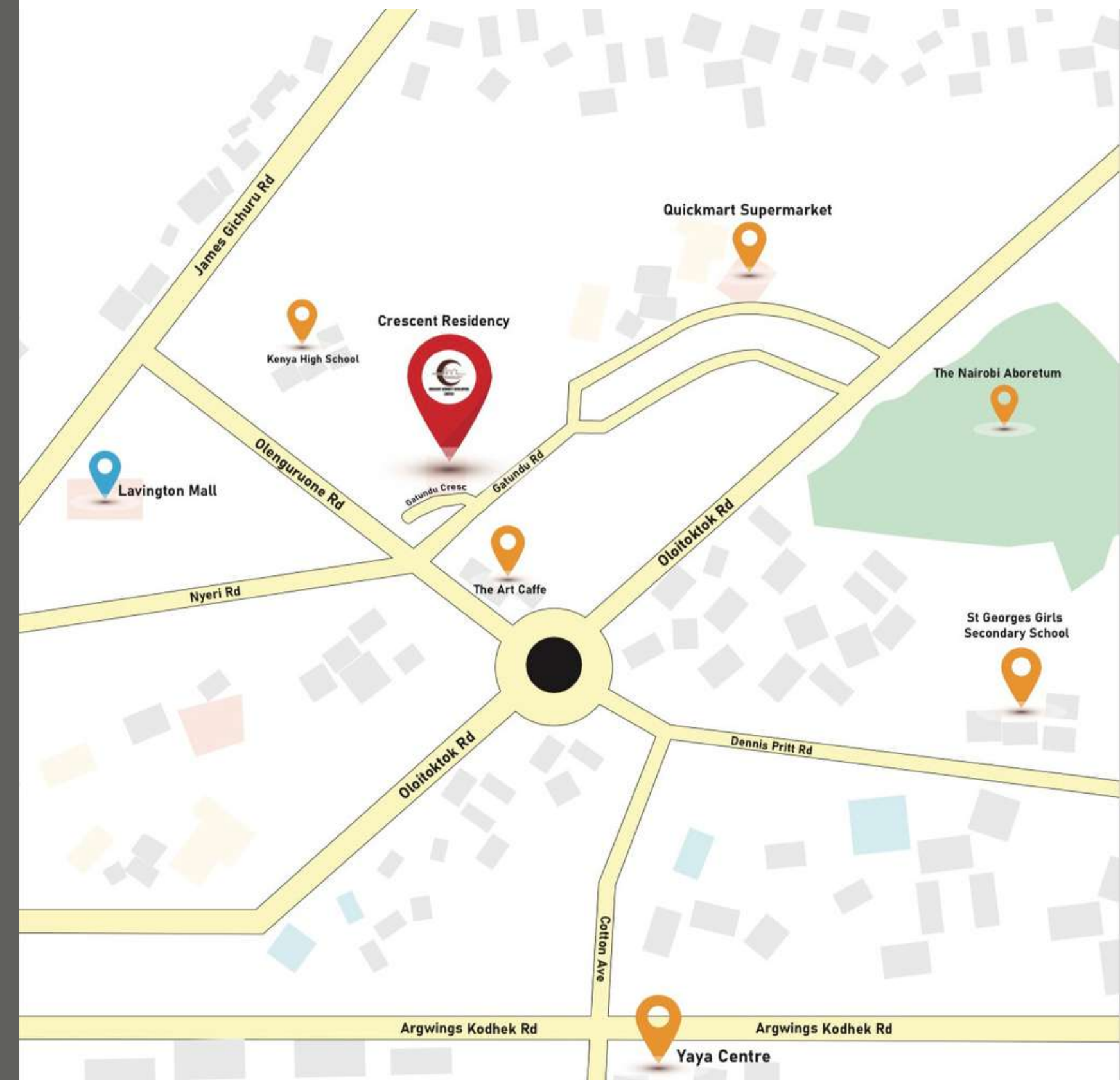


*Grab a coffee to go, or enjoy your free time in  
the luxury crescent cafe...*



# STRATEGIC INVESTMENT: HIGH RENTAL YIELD IN AN IDEAL LOCATION AND CONNECTIVITY HUB

- A stone's throw from Kenya High School
- 2 minutes to Quickmart Kileleshwa
- 3 minutes to Art Caffe & Total Service Station
- 4 minutes to St. Austin Academy
- 5 minutes to Lavington Mall, Lavington Curve Mall & Kasuku Center
- 10 minutes to Yaya Centre & Prestige Plaza
- 12 minutes to CBD



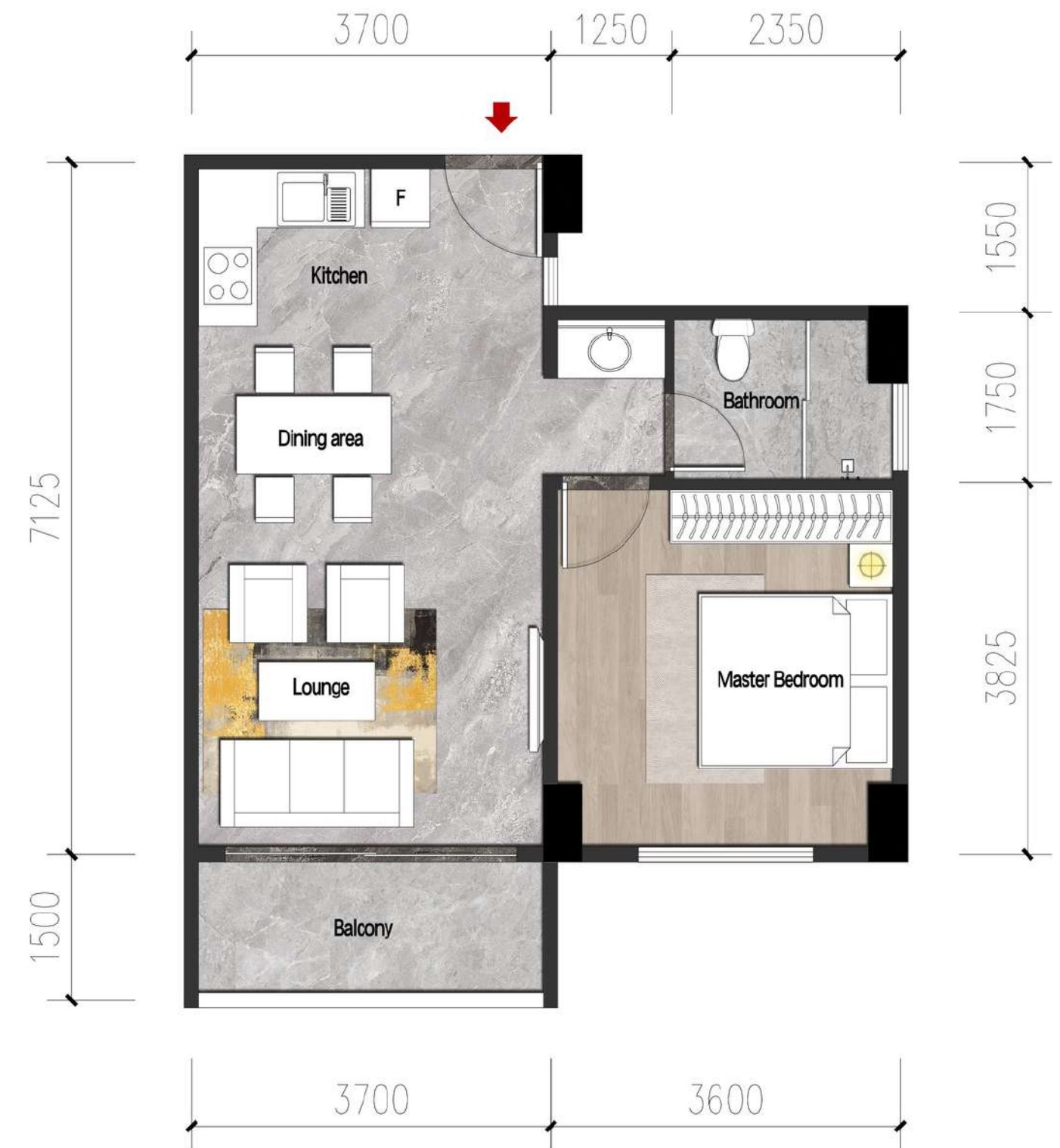
# ONE-BEDROOM FROM 6.6M

SIZE: 690 sqft

ESTIMATED RENT: 65K/MONT(unfurnished)

5K/NIGHT (furnished)

- Spacious balcony
- Comfortable master-bedroom
- High rental return



Please note, the rental income indicated is an estimate based on current market conditions. Actual rental income in the future may vary depending on market fluctuations.

# ONE-BEDROOM FROM 6.7M

SIZE: 715 sqft

ESTIMATED RENT: 65K/MONTH (unfurnishe)

5K/NIGHT (furnished)

- Spacious balcony
- Comfortable master-bedroom
- High rental return



Please note, the rental income indicated is an estimate based on current market conditions. Actual rental income in the future may vary depending on market fluctuations.

# ONE-BEDROOM FROM 6.9M

SIZE: 726 sqft

ESTIMATED RENT: 68K/MONTH (unfurnishe)

6K/NIGHT (furnished)

- Spacious balcony
- Comfortable master-bedroom
- High rental return



Please note, the rental income indicated is an estimate based on current market conditions. Actual rental income in the future may vary depending on market fluctuations.

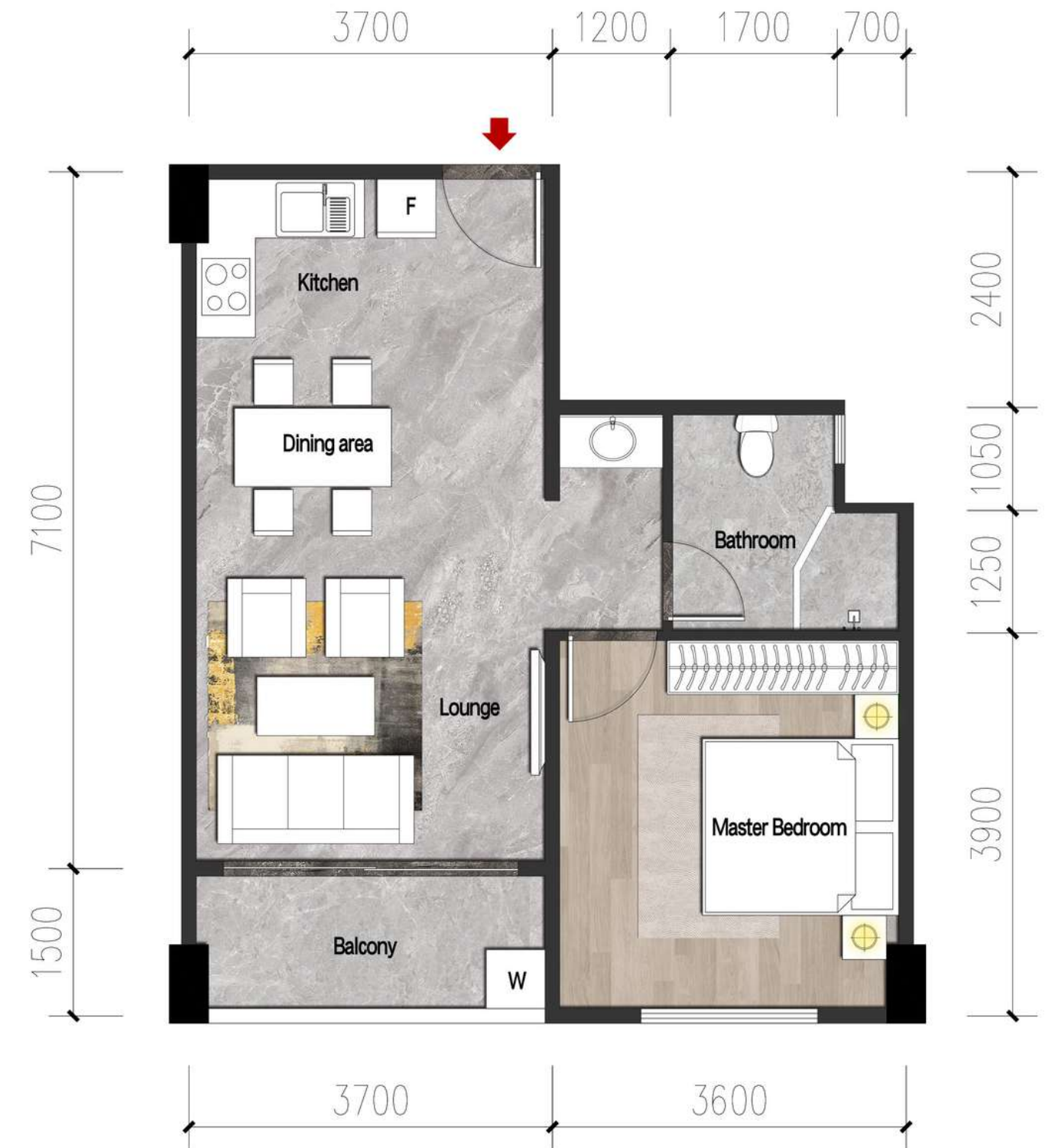
# ONE-BEDROOM FROM 6.9M

SIZE: 726 sqft

ESTIMATED RENT: 68K/MONTH (unfurnishe)

6K/NIGHT (furnished)

- Spacious balcony
- Comfortable master-bedroom
- High rental return



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# ONE-BEDROOM + UTILITY ROOM FROM 7.7 M

SIZE: 823 sqft

ESTIMATED RENT: 75K/MONTH (unfurnished)

7K/NIGHT (furnished)

- Spacious balcony
- Comfortable master-bedroom
- Multi-Function study-room
- High rental return



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# TWO-BEDROOM FROM 11.3M

SIZE: 1215sqft

ESTIMATED RENT: 90K/MONTH (unfurnishe)

- Spacious balcony
- Comfortable master-bedroom en-suite
- Laundry balcony
- High rental return



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# LUXURY TWO BEDROOM WITH STUDY ROOM FROM 11.2M

SIZE: 1173 sqft

ESTIMATED RENT: 90K/MONTH (unfurnishe)

- Spacious balcony
- Comfortable master-bedroom en-suite
- Multi-Function study-room
- Laundry balcony
- High rental return



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# LUXURY TWO BEDROOM FROM 11.5M

SIZE: 1290 sqft

ESTIMATED RENT: 95K/MONTH (unfurnished)

- Spacious balcony
- Comfortable master-bedroom en-suite
- Walk-in closet
- Laundry balcony
- High rental return



Please note, the rental income indicated is an estimate based on current market conditions. Actual rental income in the future may vary depending on market fluctuations.

# LUXURY TWO BEDROOM WITH STUDY ROOM FROM 12M

SIZE: 1270 sqft  
ESTIMATED RENT: 95K/MONTH (unfurnished)

- Spacious balcony
- Comfortable master-bedroom en-suite
- Multi-Function study-room
- big laundry balcony
- High rental return



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