Fully Serviced Plots Within a Gated Community Ready for Development





Build Your Own Paradise Today!

- ♥ Shanzu Serena Road Mombasa
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Sunset Paradise is set on approximately 7 Acres of prime land in Shanzu Serena, 500 M off the Mombasa Malindi road fronting the tarmac road and only 700M from the pristine Serena Beach.

Sunset Paradise is a high-end development of 120 holiday apartments that is fully sold-out. It is one of the most successful and highest selling developments in the Coastal area.

Salient features in the development include a swimming pool, clubhouse, gym and access to a bar and restaurant as well as conference facilities. Whether you are an investor or future home owner, these 1/8 acre serviced plots for sale offer a unique opportunity to own a piece of this tastefully developed and high yielding gated community. The 1/8-acre plots are split into controlled single dwelling zones and controlled multi-dwelling zones. We offer all plots with ready designs of various maisonette options for the single dwelling zones and apartments for the multi-dwelling zones.

All statutory approvals for development are also in place.



# Available Development Options for Each 1/8 Acre Plot

## **Controlled single dwelling zone:**

**Option 1:** One 4 Bedroom stand-alone maisonette **Option 2:** Two 3 Bedroom semi-detached maisonettes.

## **Controlled multi-dwelling zone:**

**Option 1:** An apartment block of 5 units of 4 Bedrooms each

**Option 2:** An apartment block of 5 units of 3 Bedrooms each

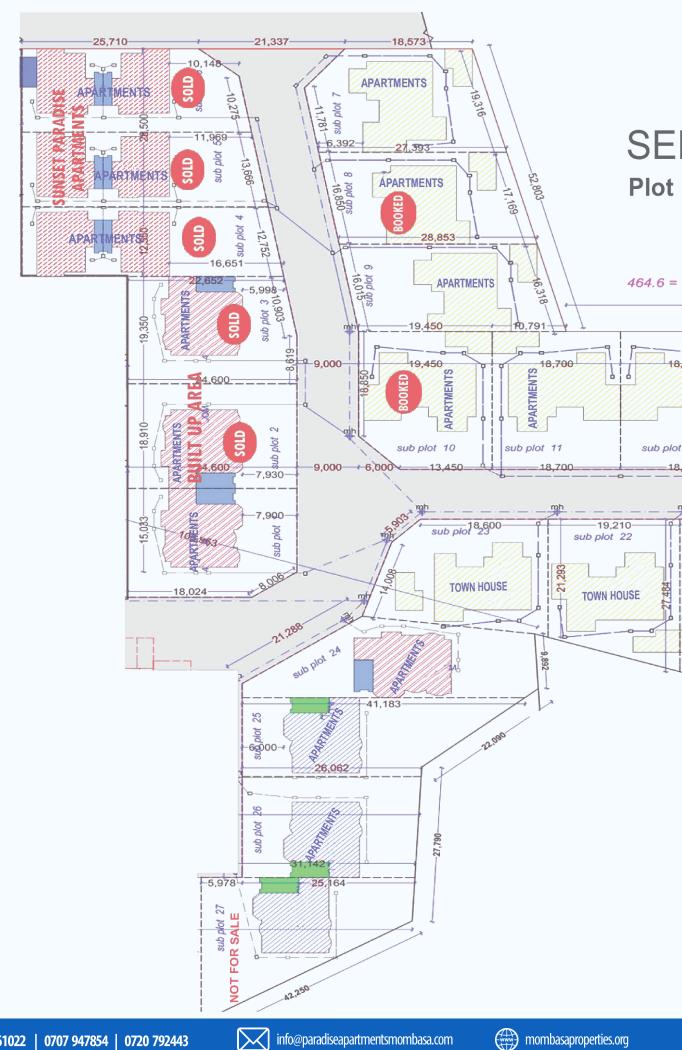
**Option 3:** An apartment block of 8 units of 2 Bedrooms each

**Option 4:** An apartment block of 16 units of 1 Bedroom each



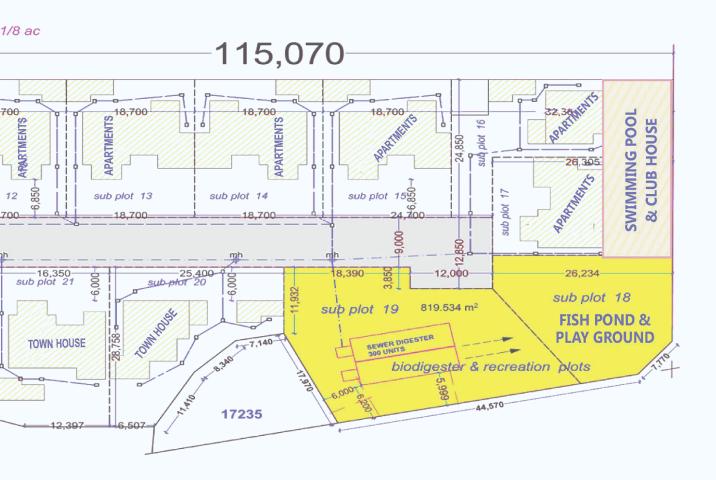








## RVICED PLOTS No. MN/1/19582







**Unique Value Proposition** *The serviced and controlled plots have the following amenities/ advantages.* 

- External masonry boundary walls with 24 hour round the clock manned security. 1.
- 2. Ready water connection
- 3. Ready sewer connection to a biodigester
- 4. Electricity on site
- 5. Cabro-Paved access road to each individual plot with street Lighting.
- Access to the Olympic size swimming pool and the restaurant 6.
- 7. Fully equipped Gym facility
- READY Statutory approvals by NEMA and Mombasa County Government 8.
- 9. Residential park and children's playground.







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### **Particulars not warranted:**

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