



# LEGACY RIDGES

— AFFORDABILITY MEETS LIFESTYLE —

## MODERN MAISONNETTES & APARTMENTS



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A project by:



**FINSCO**  
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&



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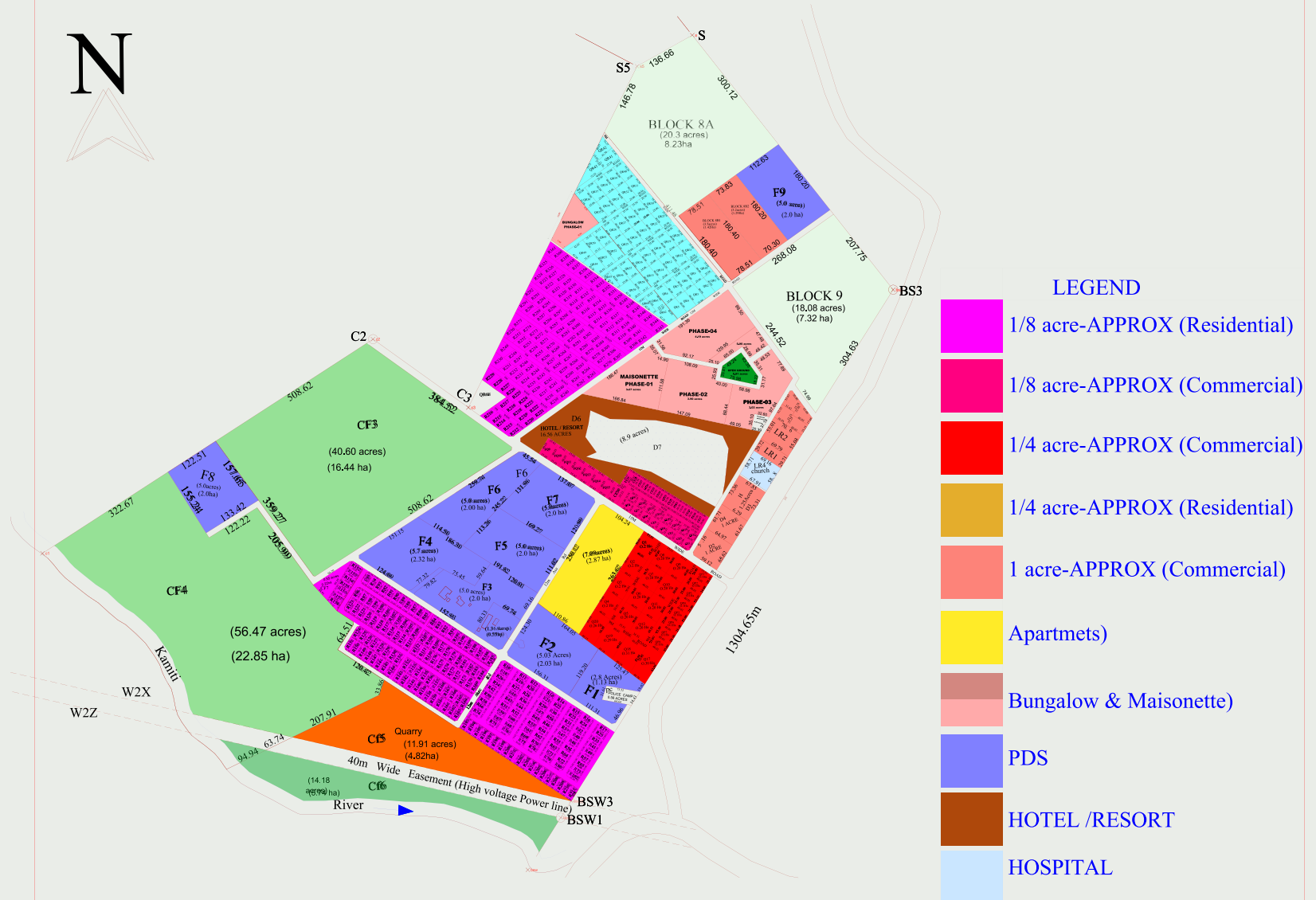
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  - 3 Bedroom Apartment Duplex
- Flexible Payment Plan



# Master Plan

## PROPOSED SUBDIVISION OF LR NO. 92/6(LEGACY RIDGES)





## Project Description

Welcome to **LEGACY CITY DEVELOPMENT (LCD)** tucked away in the safe tranquil paradise in Kiambu, legacy ridges is one of a kind paradise, a mixed use development comprising of commercial and residential plots, affordable apartments and stand alone units houses, a speciality hospital, a mall and a hotel resort.

The "Affordable Living" lifestyle is a growing priority for emerging cities and LCD Housing is responding to this challenge with a World Class Masterplan in a unique 200 Acres property in Kiambu, Kenya.

**LEGACY RIDGES** is strategically located in Ruiru, Kiambu County - 600m off Ruiru Kiambu Road. It is adjacent to the tarmac Opposite Nova Pioneer Girls.

This breathtaking property is located 20km from Nairobi CBD, with proximity to the upscale Zaria village, Dew ridge (pharmaceutical society of kenya), and Amani ridges (optiven). also neighbouring the prestigious Nova Pioneer academy, and Crawford international school.

**Legacy Ridges** can be accessed from Northern by-pass or kamiti road, with easy access from CBD, Kiambu, Thika, and Westlands. few minutes drive from TRM Mall, Two rivers mall, Village market and Garden city Mall.

This priced-to-sell property guarantees a lifestyle of safety, comfort, convinience, quality and affordability where we factor in yours needs.



## *Utilities & Amenities*

- ◆ *Ample Underground Parking.*
- ◆ *High Speed Lift.*
- ◆ *Internal Paved Cabro Roads.*
- ◆ *Uninterrupted Clean Water Supply.*
- ◆ *Children Play Area.*
- ◆ *24Hr Security/Back up Generator.*
- ◆ *Ease Access to swimming Pool, Gym & Spa*



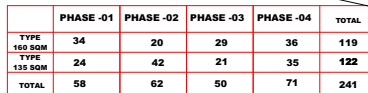


# 3 & 4 BEDROOM MAISONNETTES

- 3 Bedroom Maisonettes +DSQ
- 4 Bedroom Maisonettes +DSQ



## 3 & 4 BEDROOM MAISONNETTES





# 3 & 4 BEDROOM MAISONNETTES

- ◆ 3 Bedroom Maisonettes +DSQ
- ◆ 4 Bedroom Maisonettes +DSQ





# 3 BEDROOM MAISONNETTES +DSQ

PLINTH AREA = 140 sqm



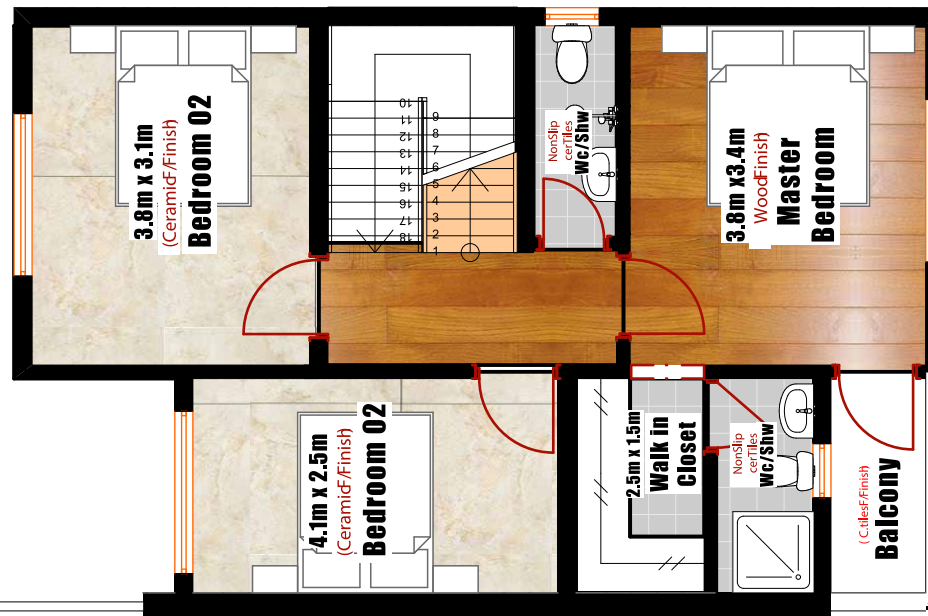
Lower Floor Area = 65 Sqm  
DSQ Area = 10 Sqm  
Upper Floor Area = 65 Sq.m  
**Total Floor Area Of 1 Unit= 140 Sq.m**





# 3 BEDROOM MAISONNETTE + DSQ

Lower Floor Area = 65 Sqm  
DSQ Area = 10 Sqm  
Upper Floor Area = 65 Sq.m  
Total Floor Area Of 1 Unit= 140 Sq.m



Lower Floor Area = 65 Sq.m

# **3 BEDROOM MAISONNETTE** **+ DSQ**

Lower Floor Area = 65 Sqm  
DSQ Area = 10 Sqm  
Upper Floor Area = 65 Sq.m  
**Total Floor Area Of 1 Unit= 140 Sq.m**





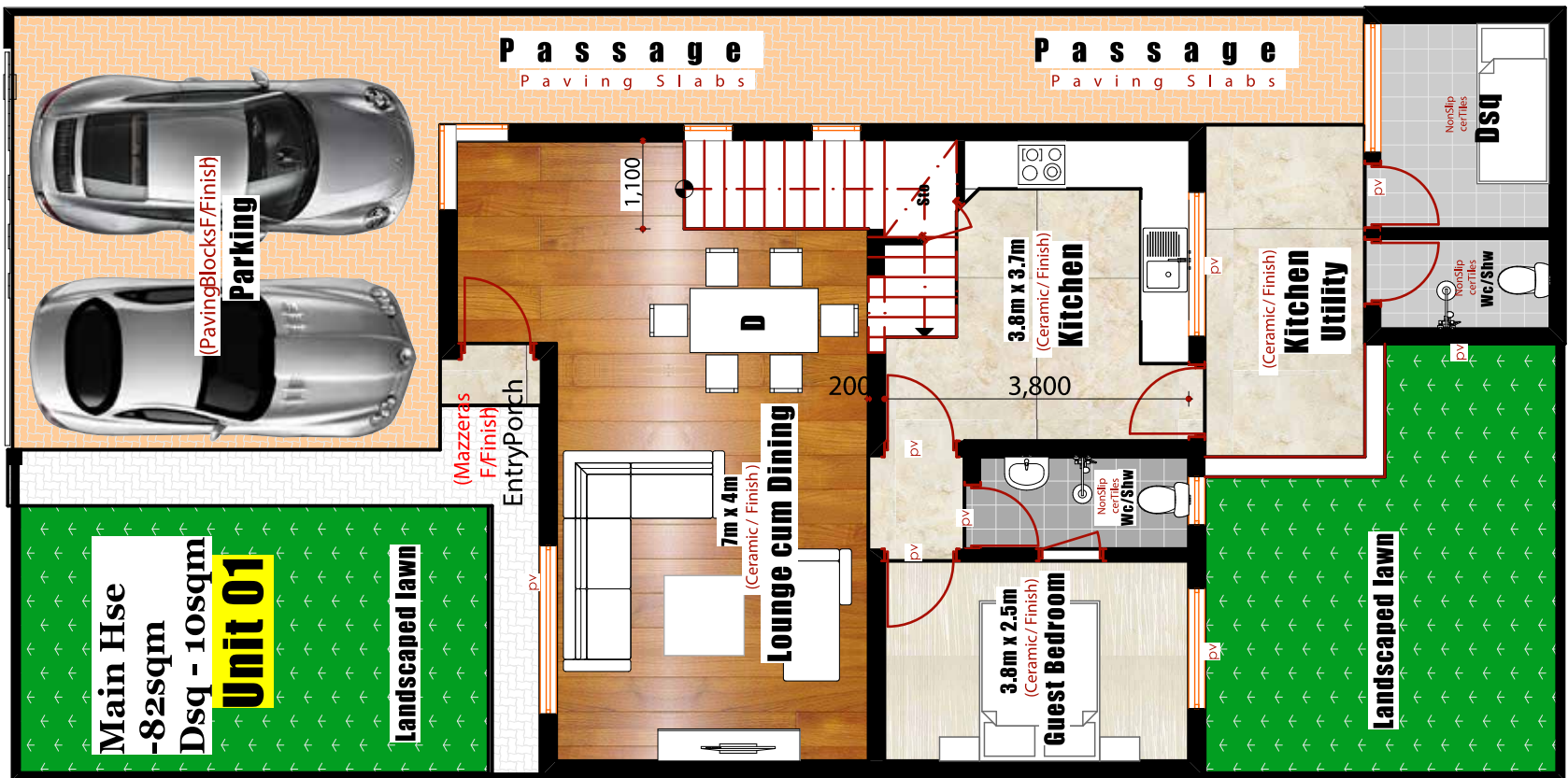
# 4 BEDROOM MAISONNETTES +DSQ

PLINTH AREA = 174 sqm



# 4 BEDROOM MAISONNETTE + DSQ

Lower Floor Area = 82 Sqm  
DSQ Area = 10 Sqm  
Upper Floor Area = 82 Sq.m  
Total Floor Area Of 1 Unit= 174 Sq.m

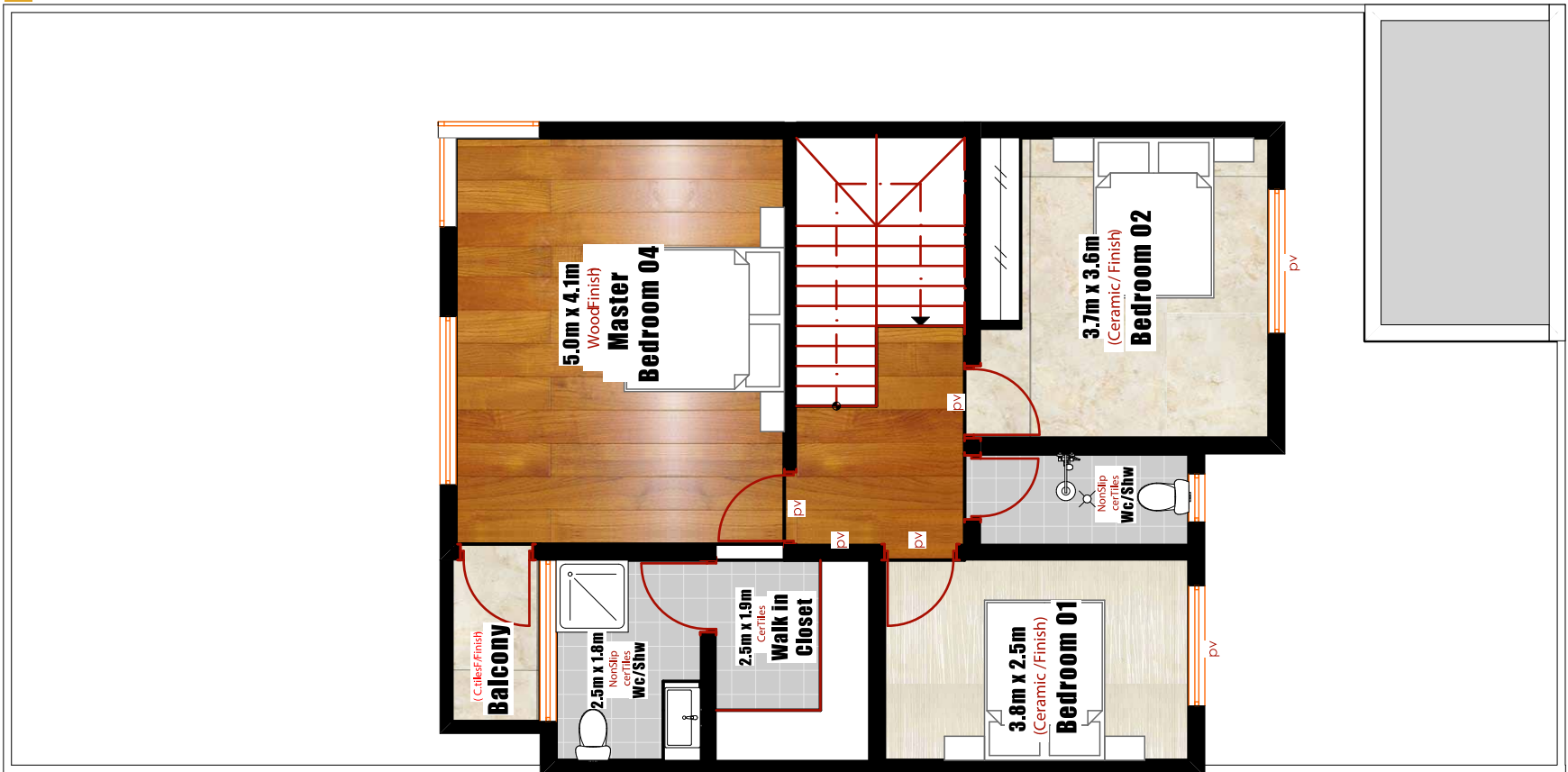


**Lower Floor Area = 82 Sq.m /DSQ Area = 10 Sqm**



# 4 BEDROOM MAISONNETTE + DSQ

Lower Floor Area = 82 Sqm  
DSQ Area = 10 Sqm  
Upper Floor Area = 82 Sq.m  
Total Floor Area Of 1 Unit= 174 Sq.m



Lower Floor Area = 82 Sq.m

# 4 BEDROOM MAISONNETTE + DSQ

Lower Floor Area = 82 Sqm  
DSQ Area = 10 Sqm  
Upper Floor Area = 82 Sq.m  
Total Floor Area Of 1 Unit= 174 Sq.m





# Modern Apartments

- ◆ 2 Bedroom Apartment
- ◆ 3 Bedroom Apartment
- ◆ 3 Bedroom Apartment +DSQ
- ◆ 3 Bedroom Apartment Duplex



# MASTER PLAN

## 2 & 3 MODERN APARTMENT

### GROUND FLOOR PLAN



PROPERTY	NO. OF Units	parking spaces	garage	total
DUPLICATE 1 BEDROOM	2	22		40
3 BEDROOM WITH DSO (115 SQ M)	3	25		75
3 BEDROOM (76 SQ M)	3	15		45
2 BEDROOM (75 SQ M)	3	23		60
3 BEDROOM (75 SQ M)	3	21		60
2 BEDROOM (60 SQ M)	3	21		60
additional parking			106	
Total no. of parking				302



# 3 BEDROOM APARTMENTS

- ◆ 3 Bedroom Apartment
- ◆ 3 Bedroom Apartment +DSQ
- ◆ 3 Bedroom Apartment Duplex



# 3 BEDROOM DUPLEX APARTMENT

Lower Floor Area = 95 Sq.m  
Upper Floor Area = 45 Sq.m  
Total Floor Area Of 1 Unit= 140 Sq.m



Lower Floor Area = 95 Sq.m



# 3 BEDROOM DUPLEX APARTMENT

Beautifully Designed 3 Bedroom Duplex  
Apartment with:

- Master Ensuite.
- An extensive lounge
- Dining Area
- A Kitchen with a Yard.
- Family Room on the 1st Floor
- Ample Parking.



Lower Floor Area = 95 Sq.m  
Upper Floor Area = 45 Sq.m  
Total Floor Area Of 1 Unit= 140 Sq.m



Upper Floor Area = 45 Sq.m

# 3 BEDROOM + DSQ APARTMENT

Beautifully Designed 3 Bedroom +  
DSQ Apartment with:

- Master Ensuite.
- An extensive lounge
- Dining Area
- A Kitchen with a Yard.
- Detached Servant Quarter
- Ample Parking.



**AREA OF ONE UNIT = 115 SQ.M**



# 3 BEDROOM TYPICAL APARTMENT

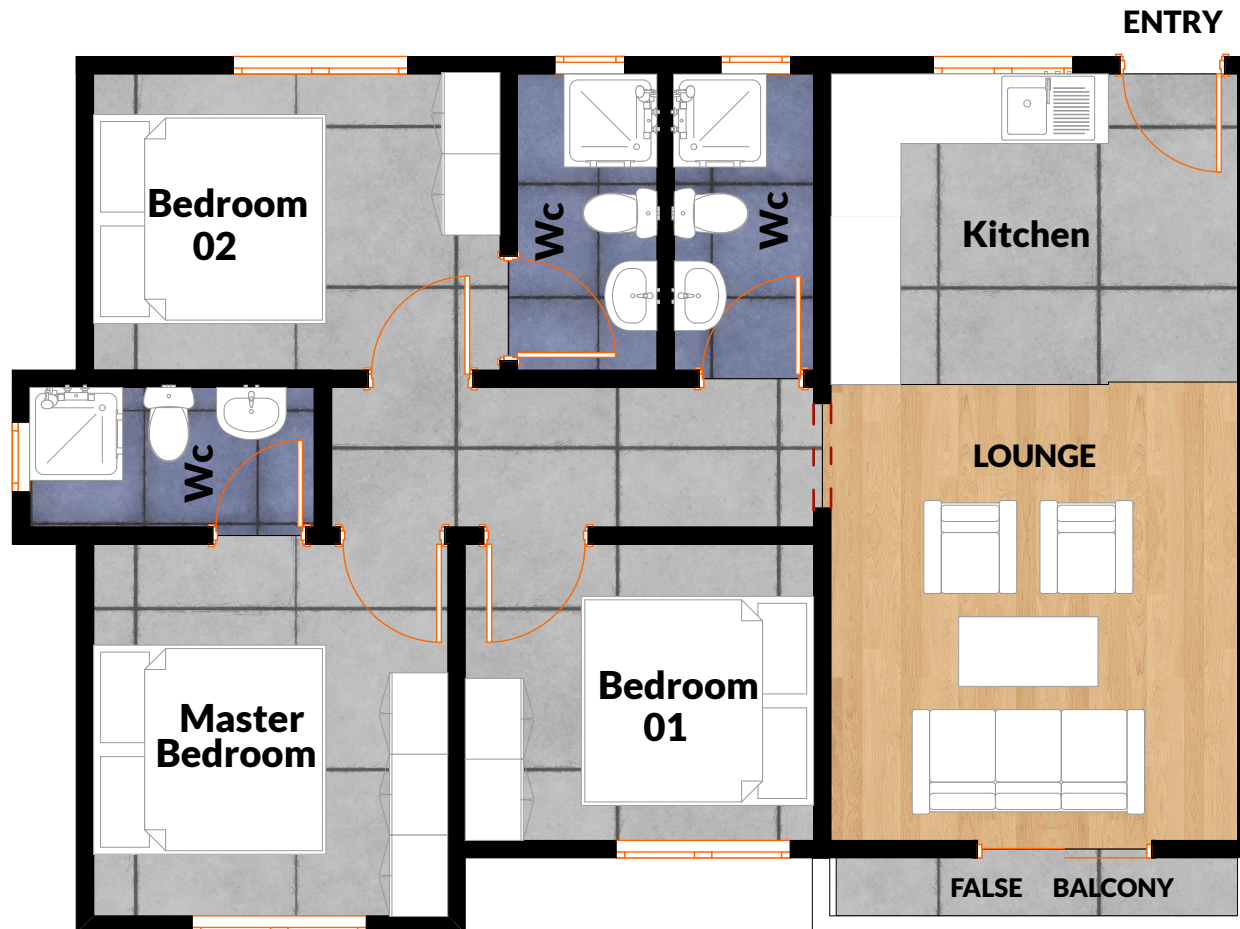
Beautifully Designed 3 Bedroom Apartment with:

- Master Ensuite.
- An extensive lounge
- Dining Area
- A Kitchen with a Yard.
- Ample Parking.



**AREA OF ONE UNIT = 75SQ.M**

# 3 BEDROOM TYPICAL UNIT APARTMENT



AREA OF ONE UNIT = 75SQ.M

# 2 BEDROOM APARTMENTS

◆ 2 Bedroom Apartment





# 2 BEDROOM TYPICAL UNIT APARTMENT

Beautifully Designed 2 Bedroom  
Apartment with:

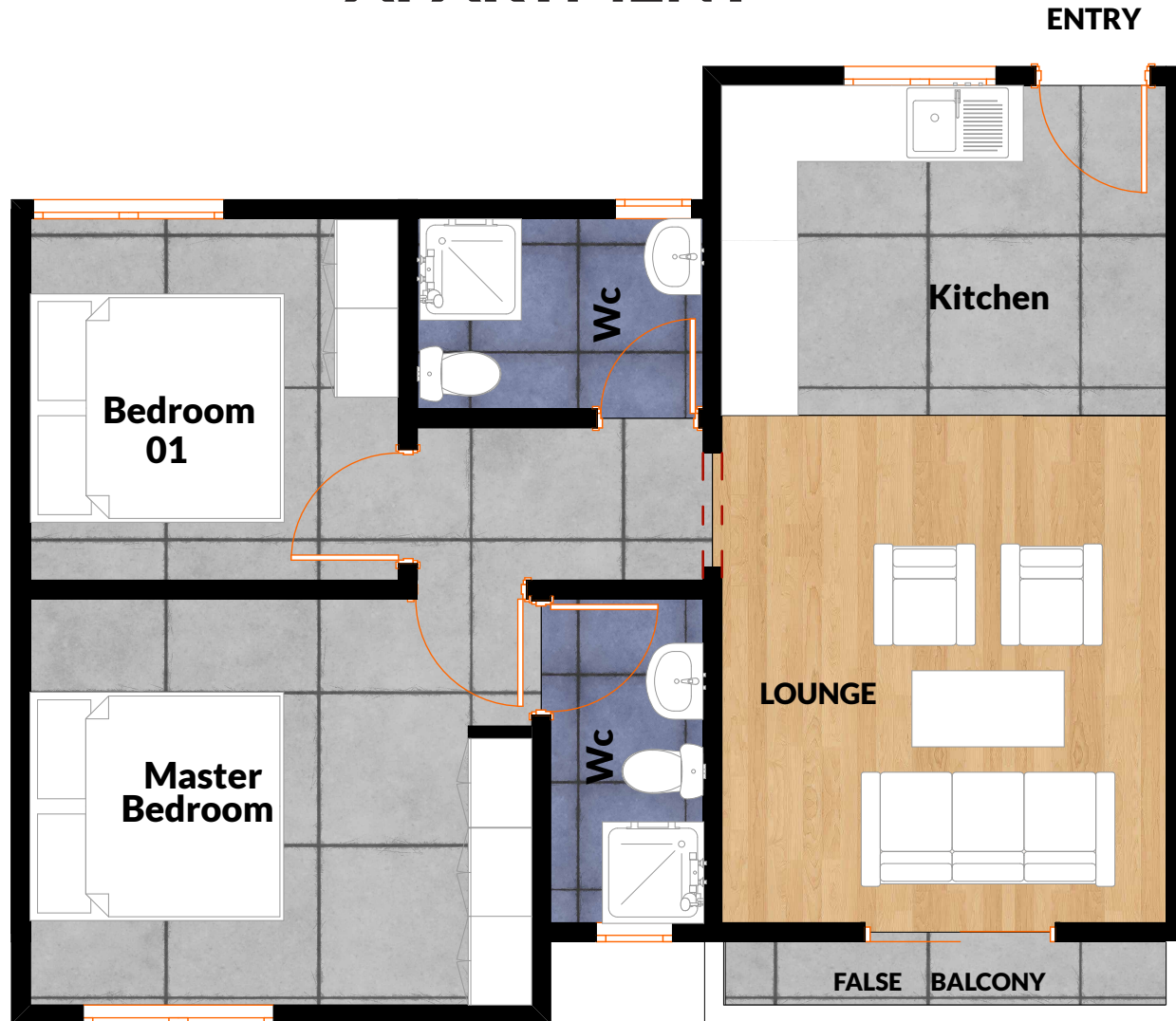
- Master Ensuite.
- An extensive lounge
- Dining Area
- A Kitchen with a Yard.
- Ample Parking.

ENTRY



AREA OF ONE UNIT =60SQ.M

# 2 BEDROOM TYPICAL UNIT APARTMENT



**AREA OF ONE UNIT =60SQ.M**





# Investment Guide

TYPOLOGY	SQM	PRICE	First Deposit	During Construction	Upon Completion
3 Bedroom Bungalow	115	Kshs. 7.7M	30%	50%	20%
3 Bedroom Maisonette +DSQ	140	Kshs. 10.6M	30%	50%	20%
4 Bedroom Maisonette +DSQ	174	Kshs. 11.6M	30%	50%	20%
2 Bedroom Apartment	62	Kshs. 4.34M	20%	50%	30%
3 Bedroom Apartment	75	Kshs. 5.25M	20%	50%	30%
2 Bedroom Apartment	75	Kshs. 5.25M	30%	50%	20%
3 Bedroom Apartment	95	Kshs. 6.65M	30%	50%	20%
3 Bedroom Apartment +DSQ	115	Kshs. 8.05M	30%	50%	20%
3 Bedroom Apartment Duplex	140	Kshs. 9.8M	30%	50%	20%



**LOCATION:**

600m from Ruiru-Kiambu Rd  
Opp. Nova Pioneer Girls

MODERN  
MAISONNETTES & APARTMENTS



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