

JUNE 2025

Newsletter

26 Mzizi Court receives
funding from World bank
Private Lending Arm -
International Finance
Corporation (IFC)

Full story on Page 6



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From the Managing Director

Greetings from the Centum RE Family,

We are delighted to share a major milestone that marks a new chapter in our commitment to deliver.

This month, we are proud to announce that we have drawn down the KES 2.6 billion funding from World Bank's Private Lending Arm-International Finance Corporation (IFC) towards the development of the 26 Mzizi Court project at Two Rivers. This milestone is a global endorsement of our mission to deliver quality, affordable, and green homes, as well as shape the future of sustainable cities in Africa.

The 26 Mzizi Court is our flagship green affordable housing project at Two Rivers, and the largest EDGE-certified portfolio project to date. Mzizi was thoughtfully designed to deliver functional and aesthetic units that provide safe, convenient, and vibrant community spaces. The project also stands out for its promise of high rental yields and significant utility cost savings, thanks to sustainable design features that enhance long-term value for both residents and investors.

IFC's backing is not only monetary but also strategic in the sense that Centum RE will benefit from IFC's global expertise and advisory support to strengthen the company's sustainability, governance, and operational frameworks. This will enable us to efficiently scale our operations and deliver all our projects.

We are grateful to everyone who has already committed to making 26 Mzizi court their home, thank you for your belief in us. For those still considering it, there has never been a better time to take that step. We are building more than homes; we are building the future together

Kenneth Mbae
Managing Director, Centum Real Estate



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IFC FUNDS CENTUM RE'S HOUSING PROJECT

Monday, 16th June 2025



IFC disburses KES 2.6 billion to Centum RE to fund construction of 2,000 affordable homes

Nairobi, Kenya. Centum Real Estate (Centum Re) has received KES 2.6 billion funding from the International Finance Corporation (IFC), setting in motion plans to build affordable 1,940 housing units at the Two Rivers Development.

The deal with the World Bank's private lending arm, IFC, marks a strong stamp of approval for Centum Re's multi-billion-shilling housing projects.

The funds will be deployed in construction of green, affordable homes within the Mzizi project at the iconic Two Rivers residential and commercial complex.



"The facility allows Centum RE to take a long-term view and develop housing communities of scale in the region," said the Centum Re Managing Director, Kenneth Mbae, regarding the IFC funding that is repayable in 7 years.

"The project is located in Two Rivers, a prime mixed use urban node located within Kenya's Diplomatic Blue Zone in northern Nairobi and where the Company currently resides," notes IFC in its project assessment notes.

Centum Re in 2023 paid up a Sh3 billion bond that it issued to finance its housing projects, reflecting its strong credentials in the real estate space.

The planned green houses are defined as resource efficient homes that achieve more than 30% saving in energy, water and the embolden materials.

The homes, which will be priced at between KES1.9 million and KES10 million, are cleverly and intentionally designed to allow for adequate natural lighting and cooling, which provides a high quality of life.

"The homes are expected to be constructed in phases. The first phase is already significantly advanced with 600 houses already completed and sold out," said Mr Mbae.

Centum Re has a land bank of more than 8,000 acres in East Africa situated in prime, urban and peri-urban locations. The developer has a long-term strategy to capitalize on similar housing opportunity and challenges facing major cities in Sub-Saharan Africa.



"Centum RE is now a dominant homes brand, with a solid track record of raising and repaying capital coupled with a demonstrable reputation of building mixed use communities in Kenya & Uganda," said Mr Mbae.

He believes in sticking to the time-tested strategy of executing pre-sales for projects, as a way of testing customers appetite. The IFC funding, Mr. Mbae believes, will help to attract even more investors to Centum Re projects.

"IFC is an aspirational partner to many businesses. We believe success attracts more success and other institutions will keen to partner with Centum RE."

Centum Re is a fully owned subsidiary of the Nairobi Securities Exchange (NSE) listed Centum Investment Company Plc.

Ends...



Construction Updates; Nairobi Projects

Take a sneak peek into the latest construction updates on your new home! We are excited to share the progress & milestones as your property comes to life. Watch as each detail comes together, bringing you closer to the day you can step into your completed home. For more detailed updates or any specific inquiries, feel free to contact Centum Real Estate's offices using the information provided below:

+254 747 01 99 77
centum.re@centum.co.ke

We are here to keep you informed every step of the way.

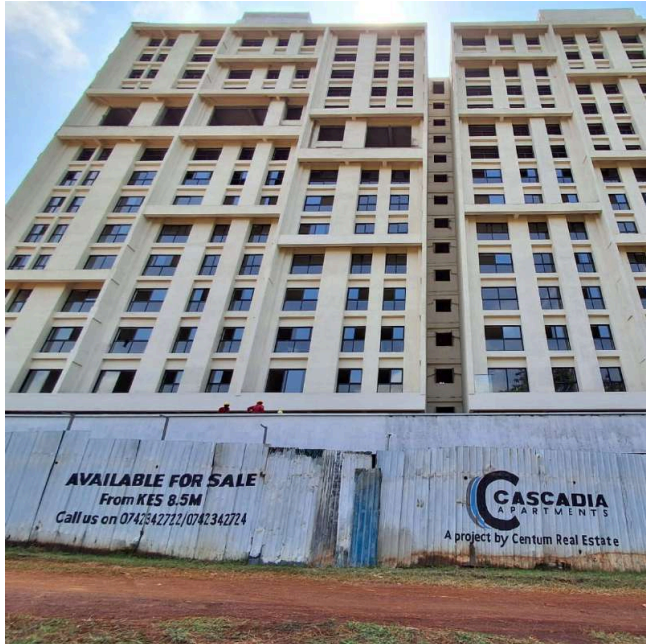
Cascadia Apartments



June Update

CASCADIA

Construction Updates



Limuru Road Facade



Basement Fire Fighting Piping



Cascade Skimming Works



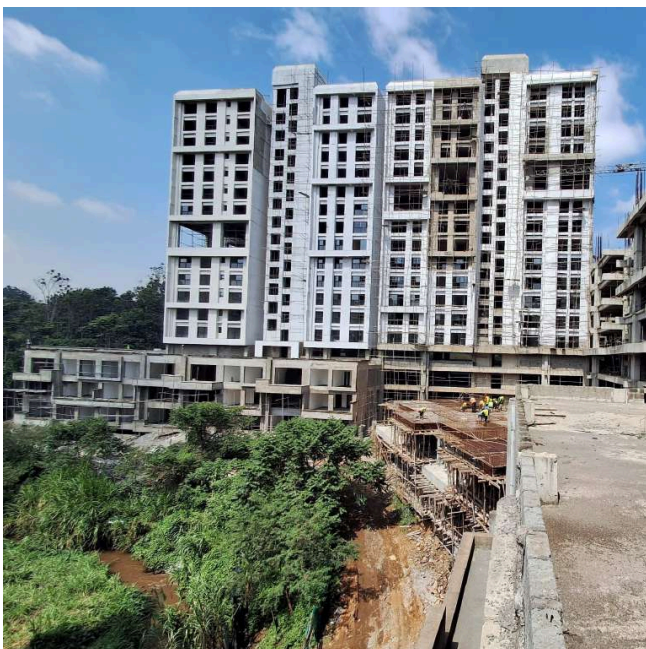
Tiling in Block D and E



External Main Doors



Lift installation in Block D



Block D and E river facade



Cascade level 2 slab

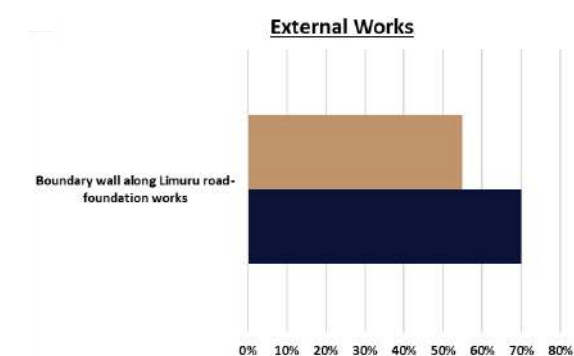
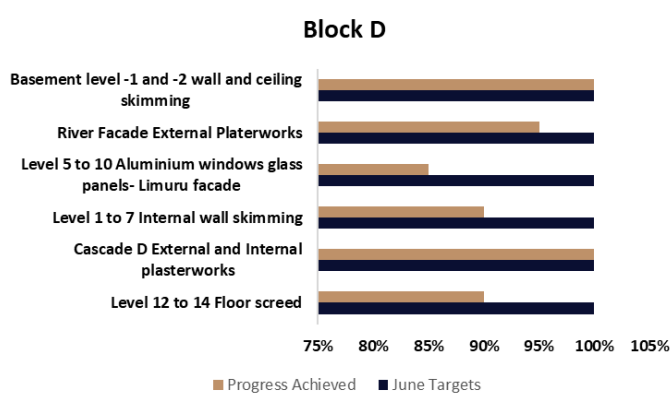
Cascadia

The construction of Cascadia Apartments is being carried out in multiple phases to ensure a smooth and efficient process. Phase 1A focuses on the finishes of Blocks D and E, which are currently being fast-tracked on site.

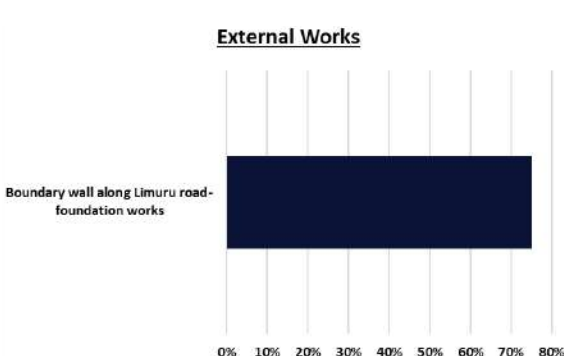
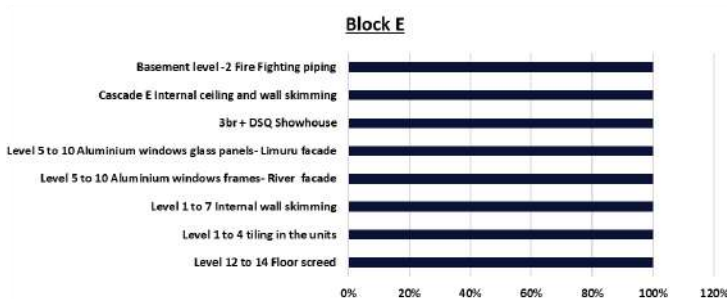
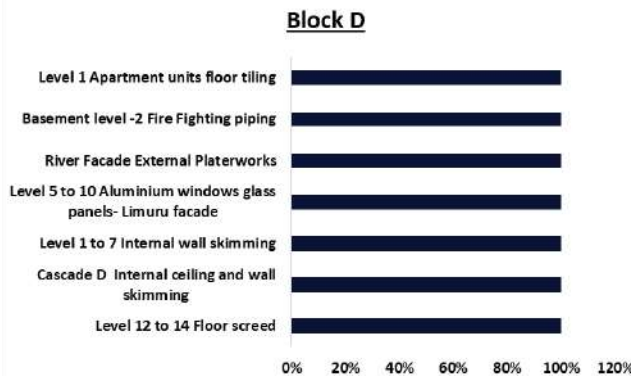
While Phase 1A is underway, the team is in the final stages of finalizing the necessary plans to accelerate work on Phase 1B (Blocks A, B, and C) in Q2 2025, ensuring steady progress across the entire project.

This phasing will ensure efficient progress of the remaining workstream at Cascadia Apartments.

June Progress

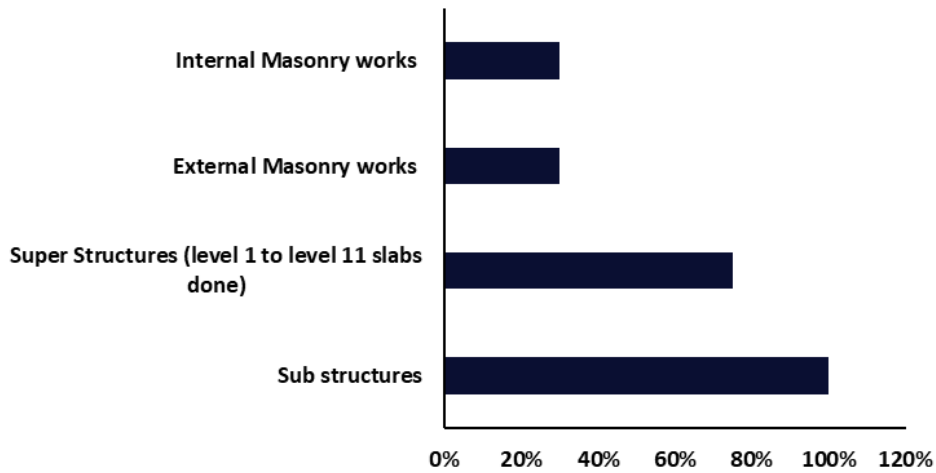


July Targets

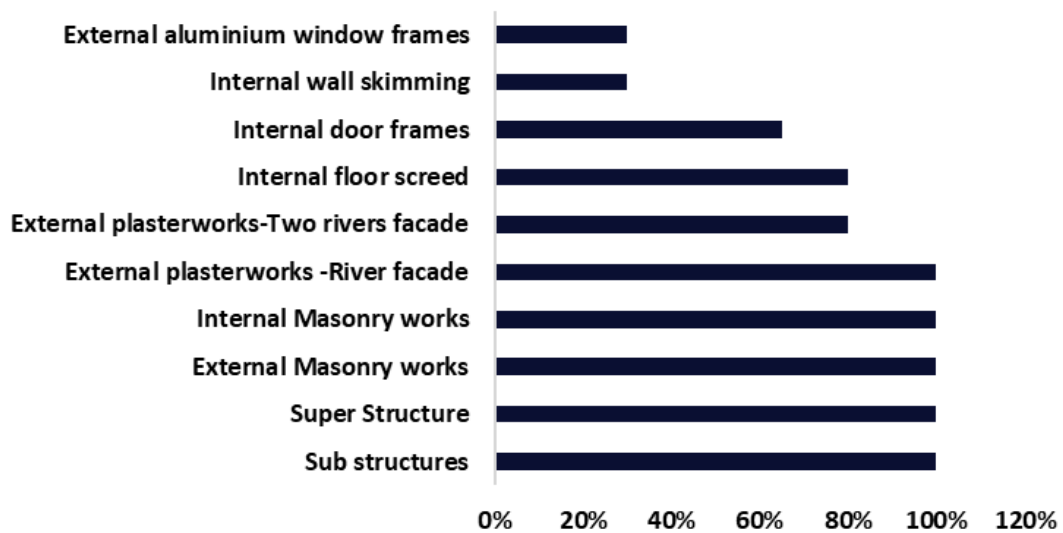


Block A,B & C Status

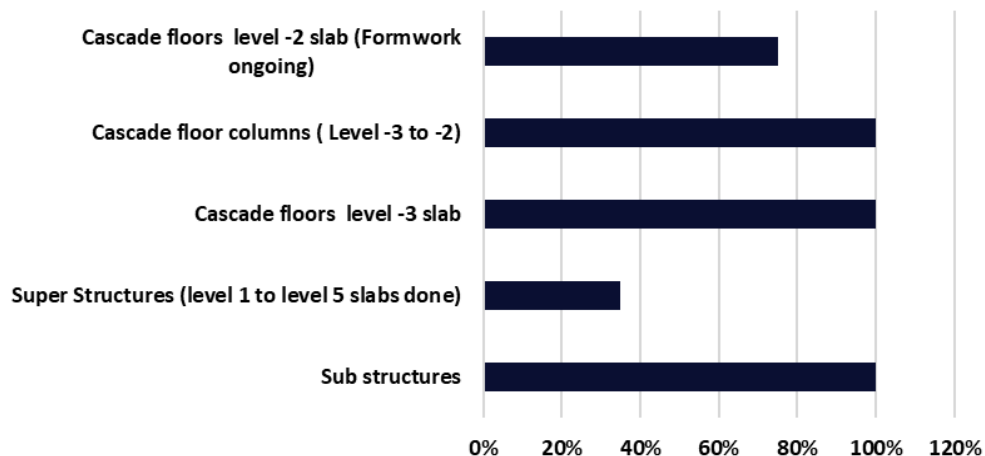
Block A Progress

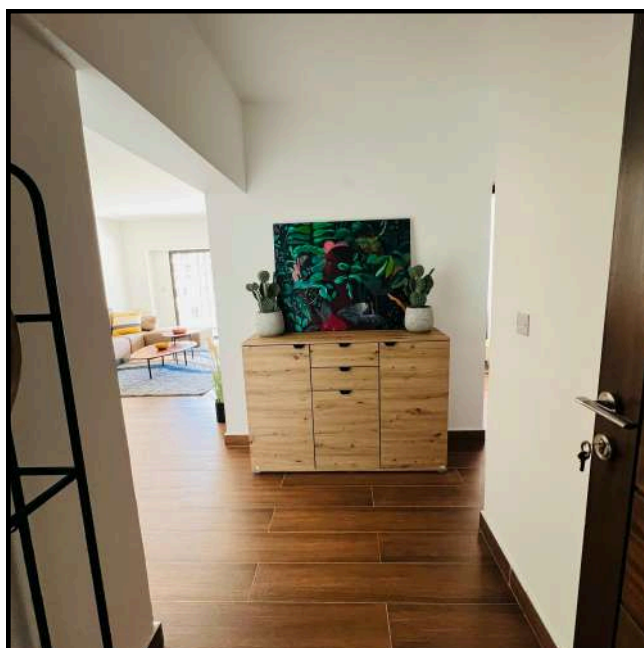
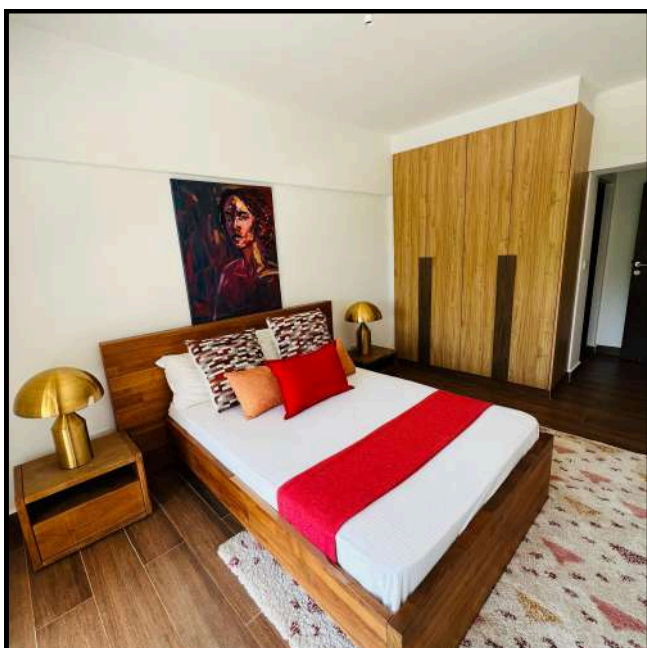
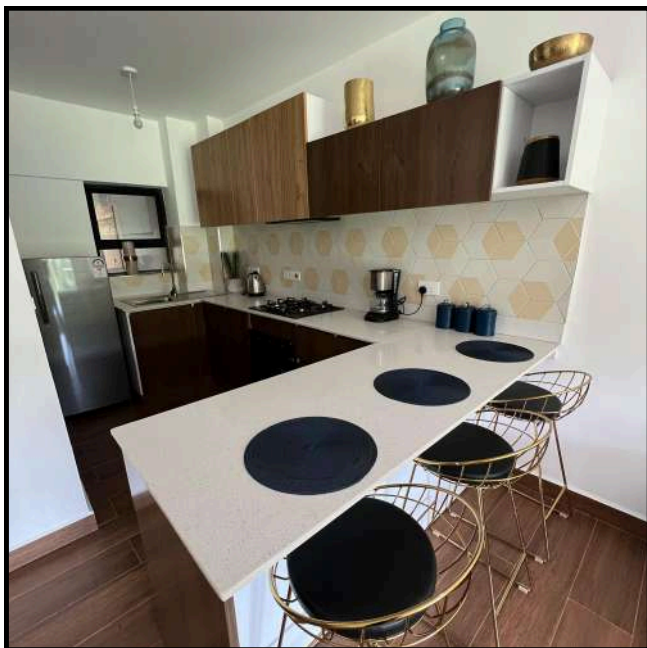


Block B Progress



Block C Progress





CASCADIA

ShowHouse

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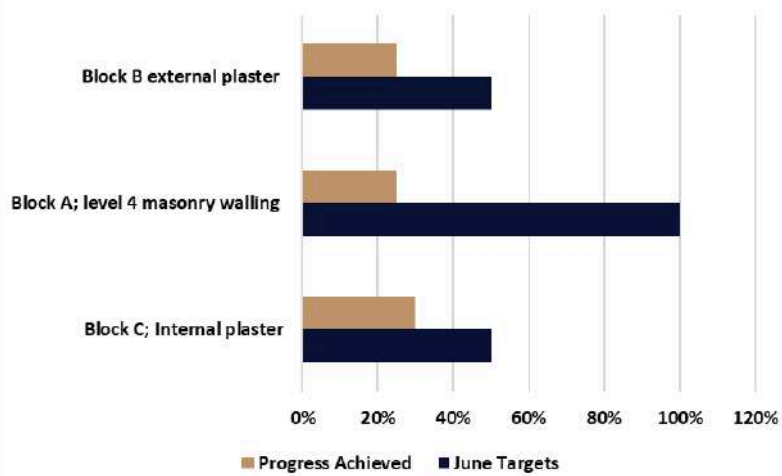
265 ELMER ONE



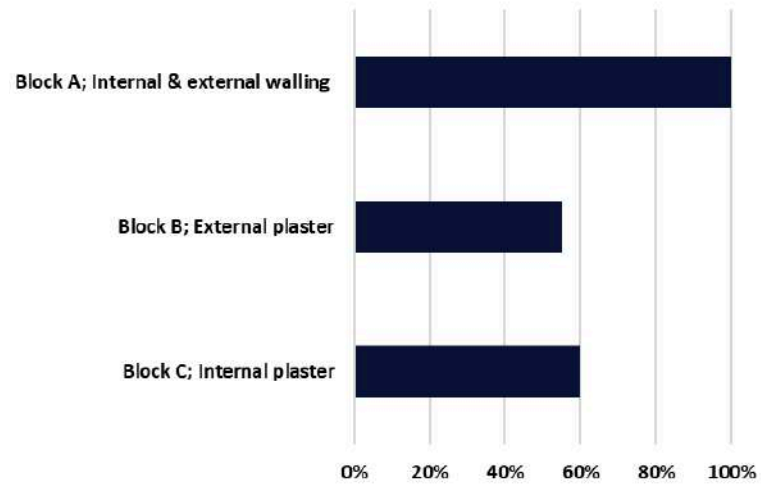
June Update

265 Elmer One Apartments

June Progress



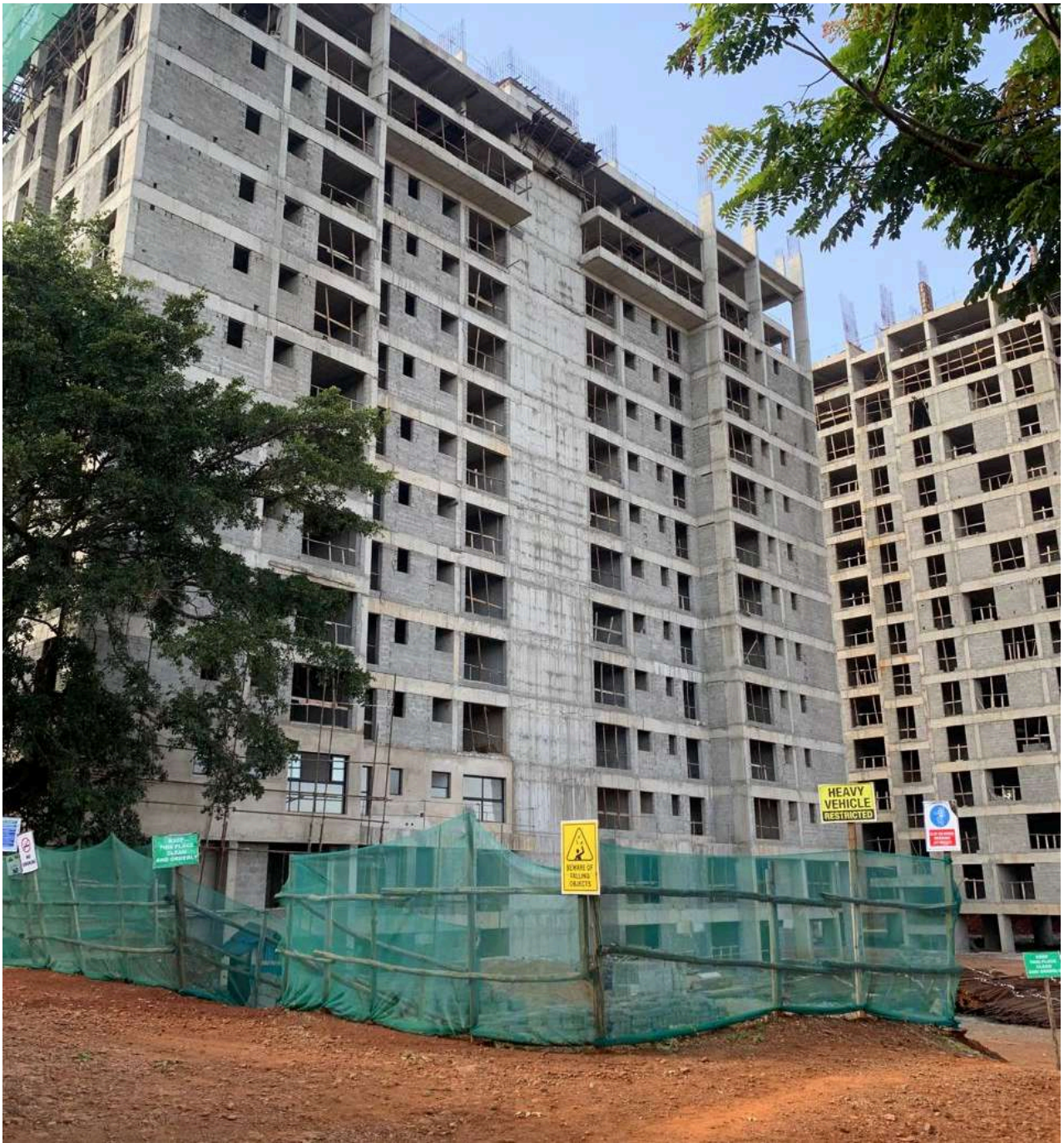
July Targets



Level 4 Masonry Walling



Block C Internal Plaster



26 MZIZI COURT

CONSTRUCTION UPDATE



With the IFC funding now officially in place, we are excited to share that Mzizi Court has resumed full-scale construction. This next phase will see us complete Blocks B and C, while also breaking ground on Blocks D and E for an accelerated construction.

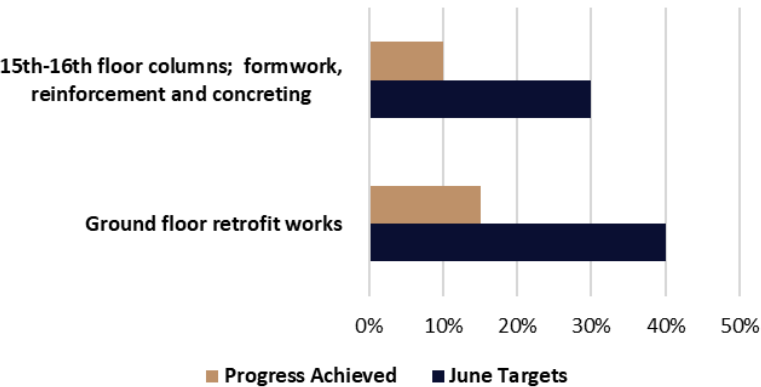
26 MZIZI COURT



15th-16th Floor Column Reinforcement Works

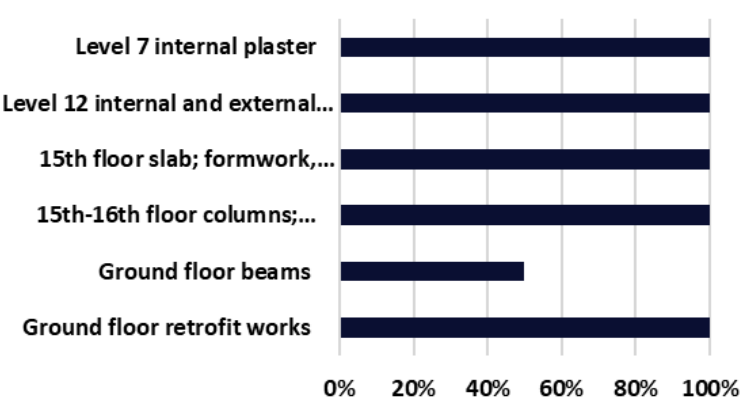
June Progress

Block B

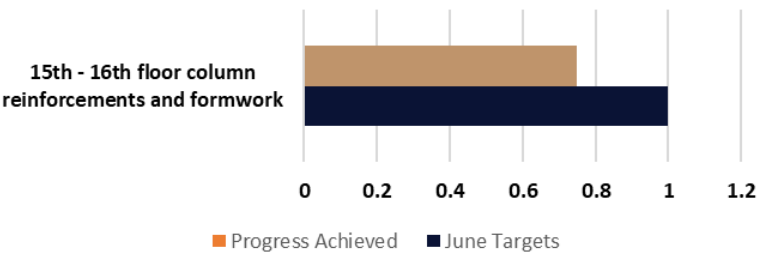


July Targets

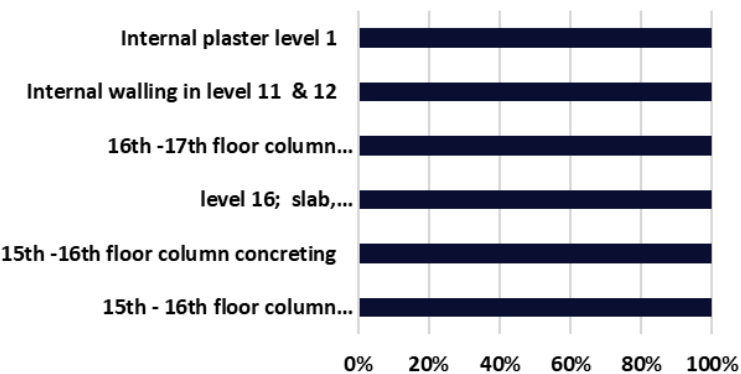
Block B

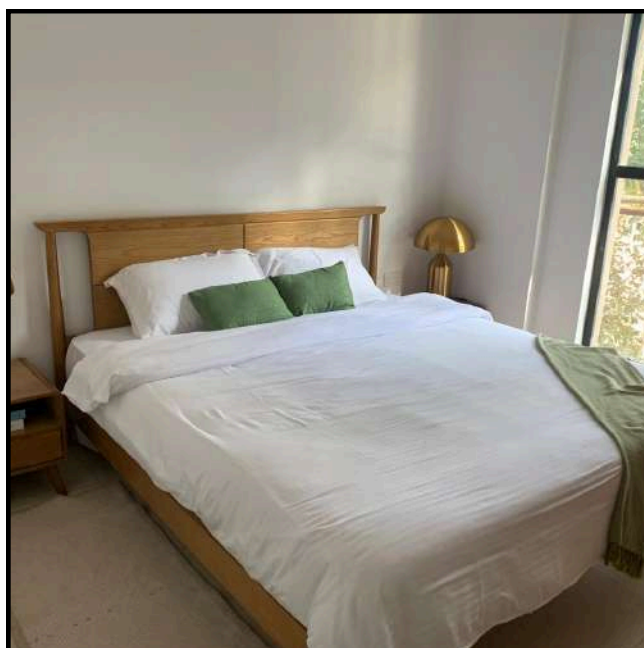
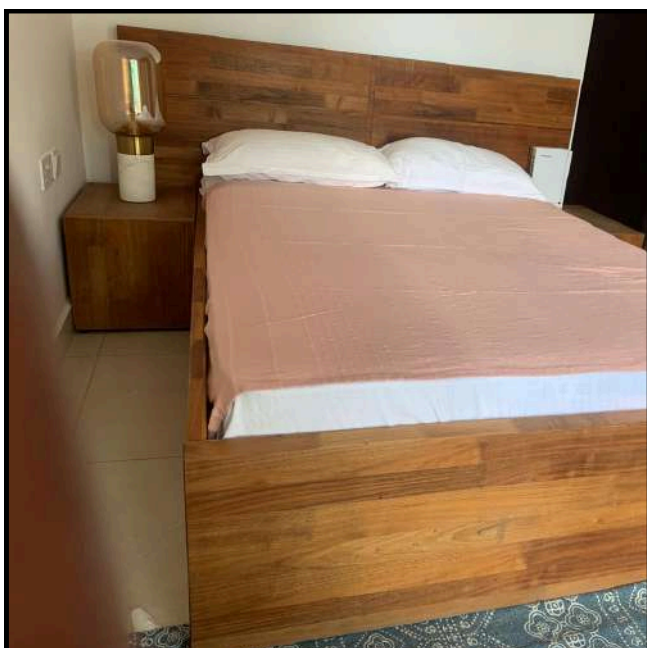
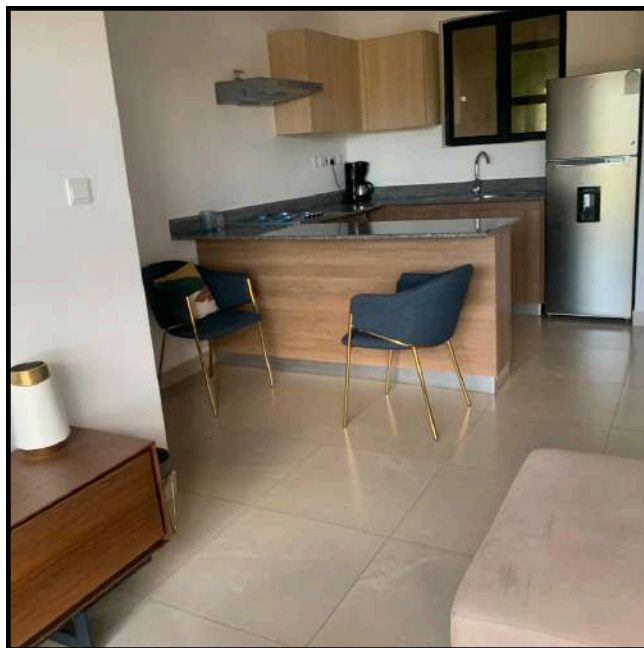


Block C



Block C





26 MZIZI COURT

ShowHouse

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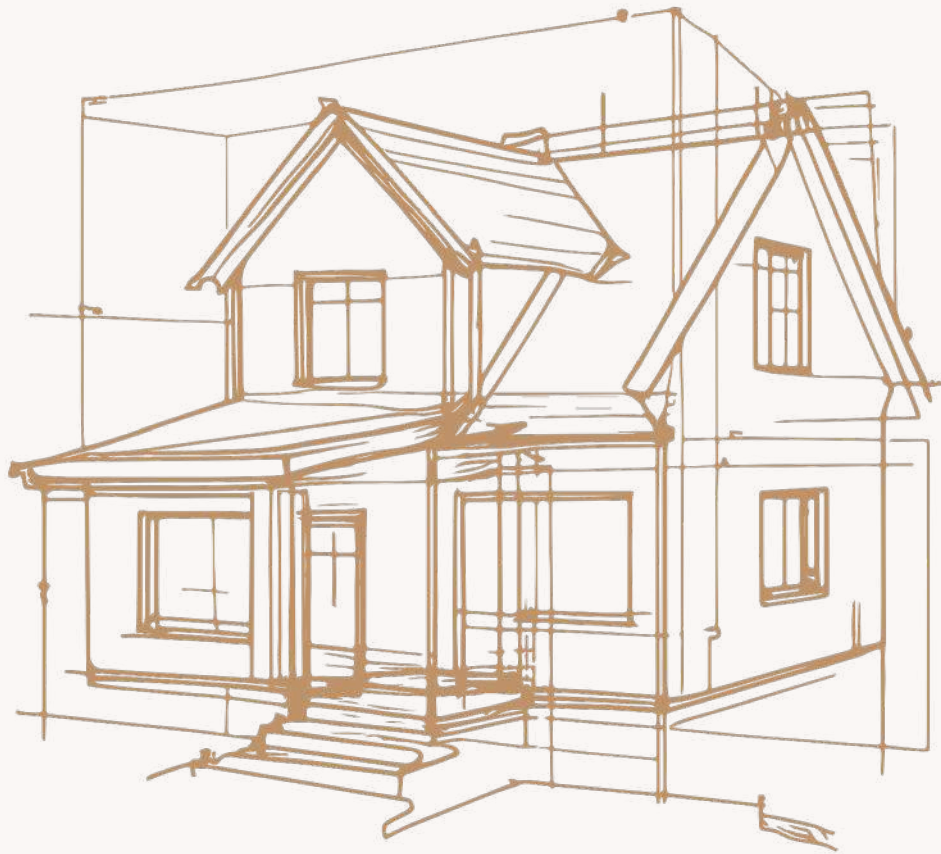
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Construction Updates ; Vipingo Projects

Welcome to the Construction Updates section for Phase 2 of our Vipingo development! We are excited to announce that Phase 2 has officially commenced, and we will be sharing regular updates on the progress right here. Stay tuned to see how your future home is taking shape. If you would like a more detailed update or have any questions, feel free to contact Vipingo Development's offices directly at:

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info@vipingodevelopment.com

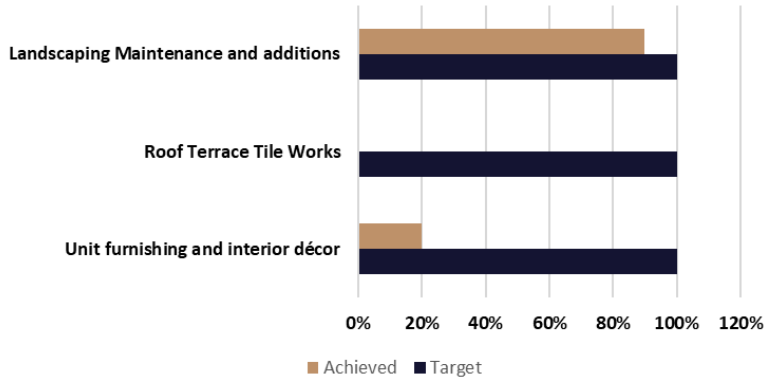
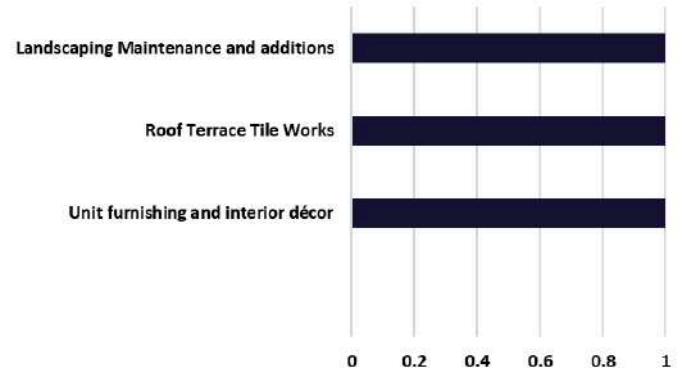


AWALI ESTATE PHASE 2

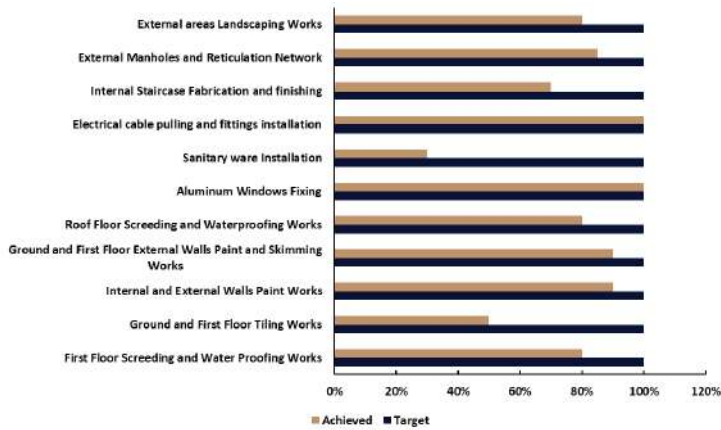
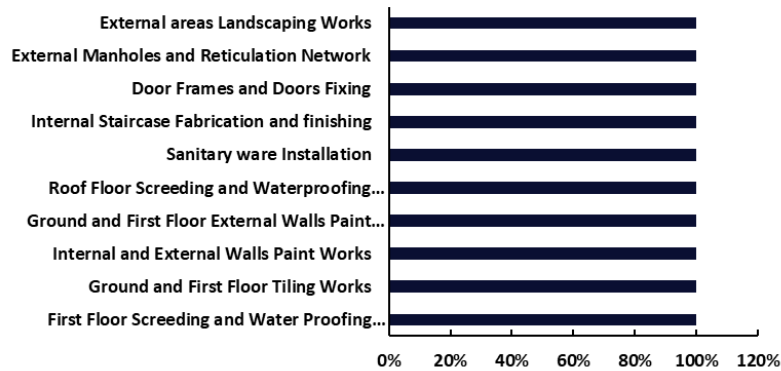


Awali Estate - Phase 2

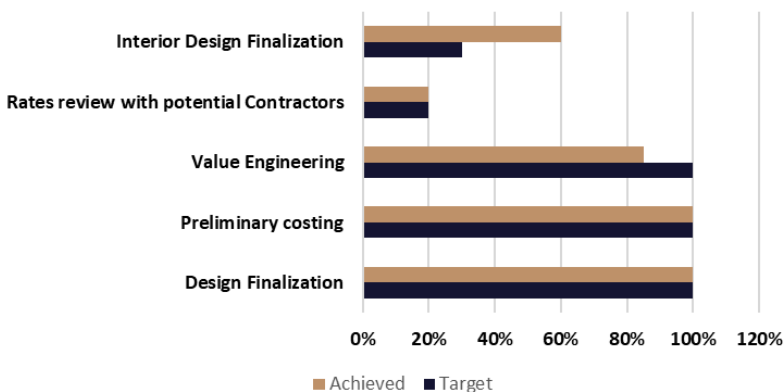
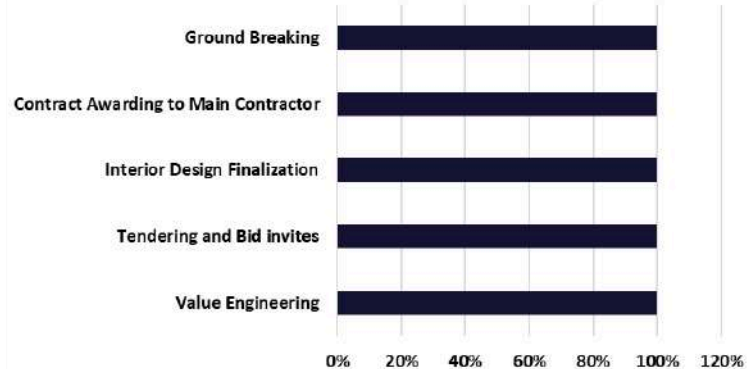
Awali Bungalow Show house

June ProgressJuly Targets

Awali Maisonette Show house

June ProgressJuly Targets

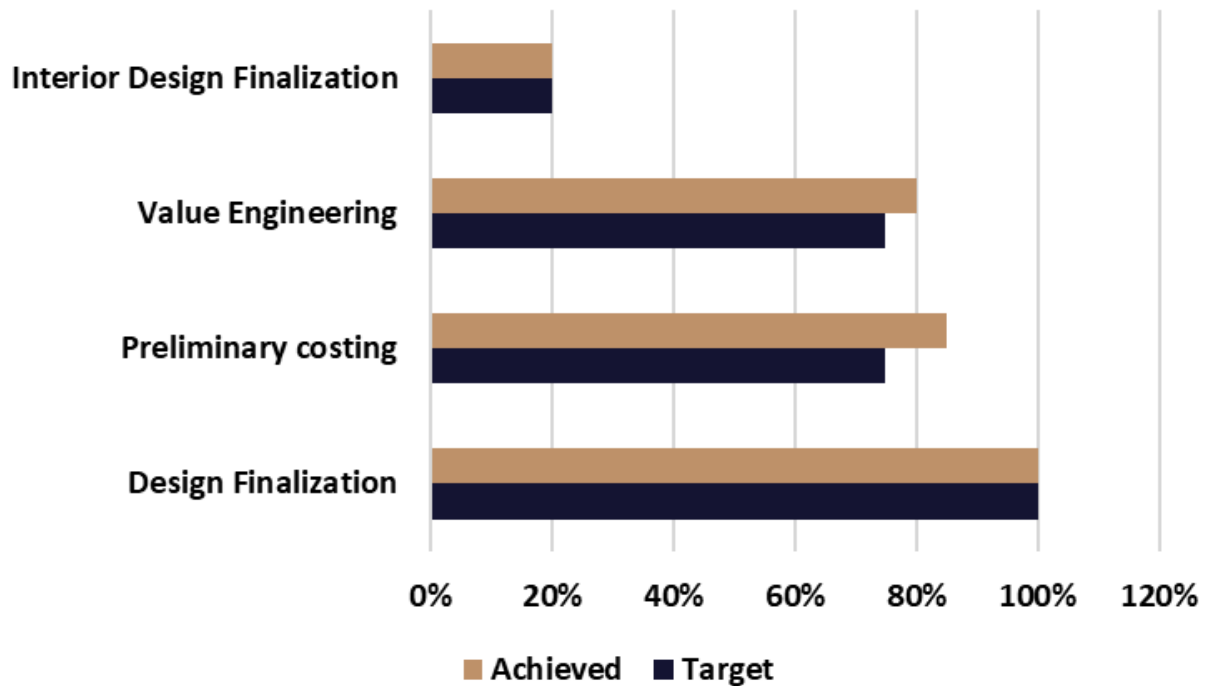
Awali Phase 2 Rollout

ProgressTarget

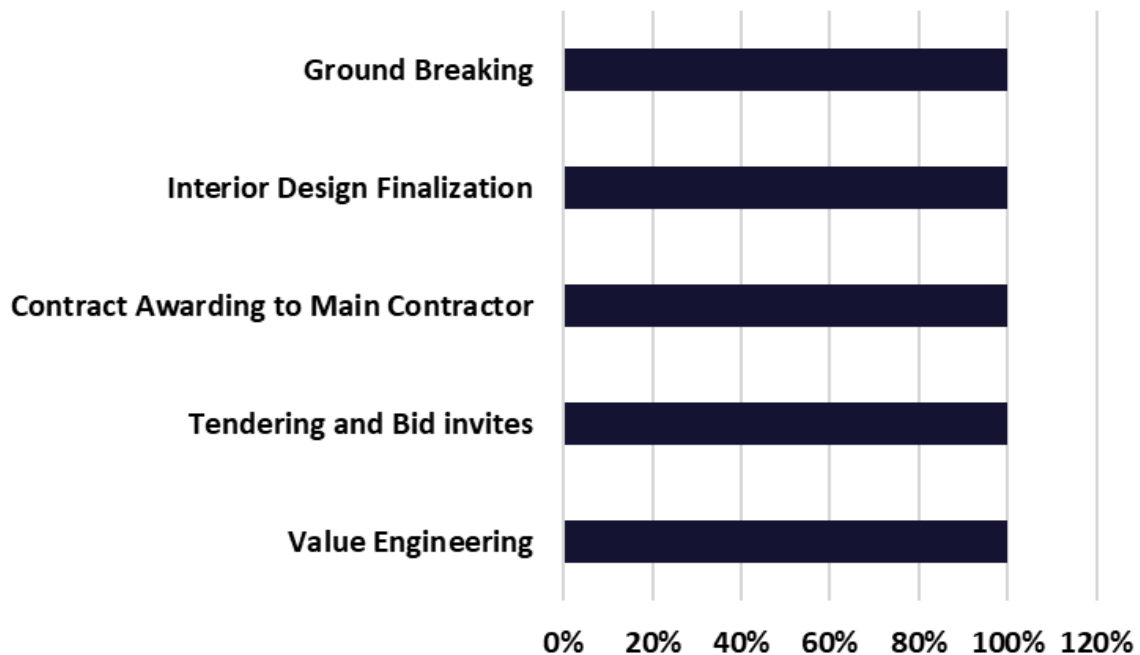
1255
PALM RIDGE
APARTMENTS
PHASE 2

1255 Palm Ridge Apartments

June Progress

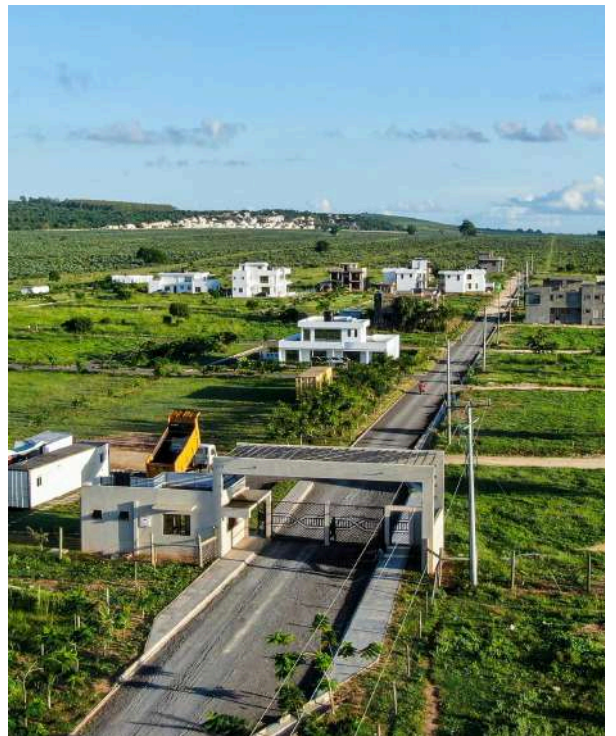


July Targets





KINGSWOOD PARK



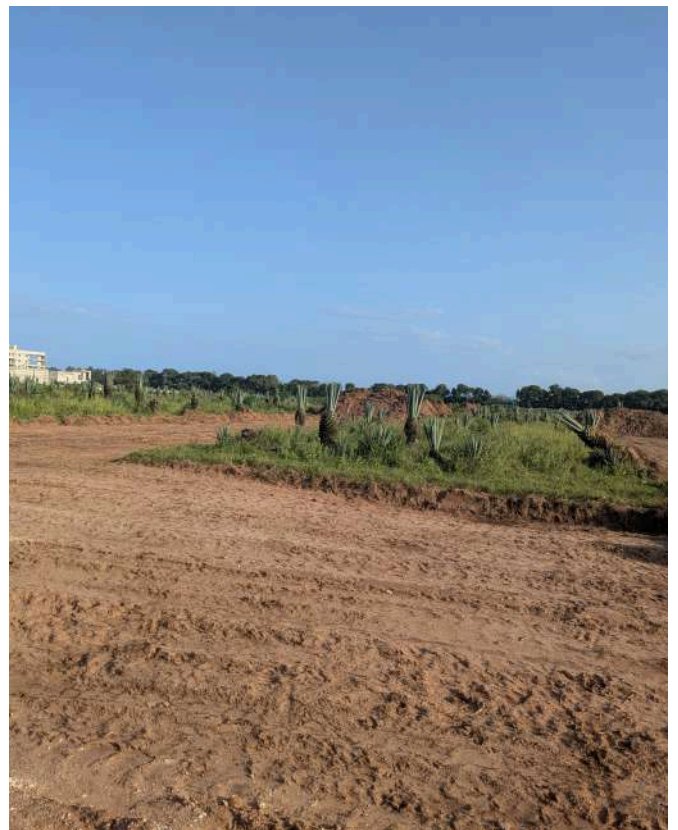


KINGSWOOD PARK HOMEOWNERS CONSTRUCTION PROGRESS





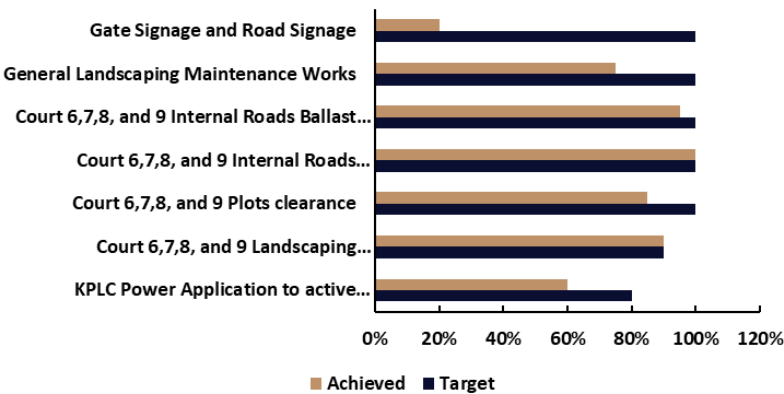
KINGSWOOD PARK PHASE 3 ROAD WORKS



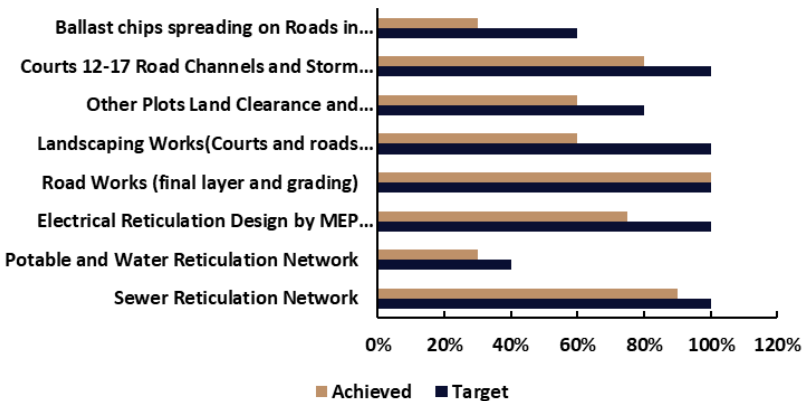
Kingswood Park

June Progress

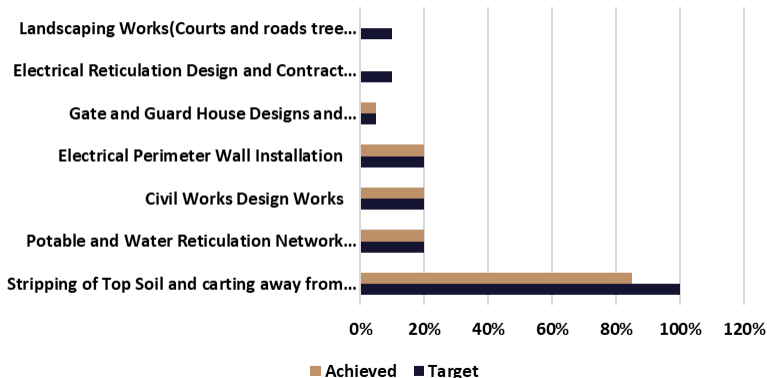
Phase One



Phase Two

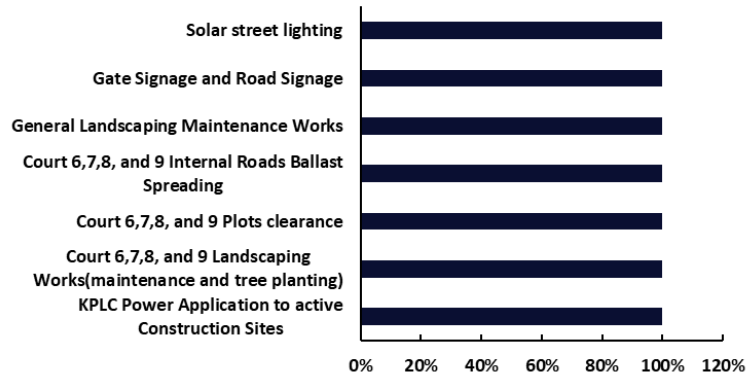


Phase Three

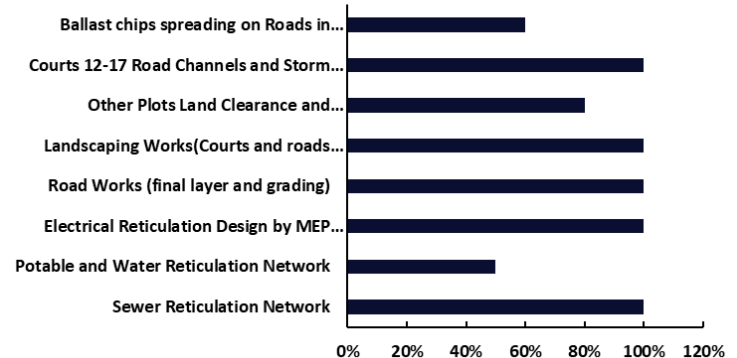


July Targets

Phase One



Phase Two



Phase Three



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Event Gallery



Centum RE Sponsored Team at the UK Diaspora Football Tournament



Centum RE Team together with Martin Kariuki at the New Cities Summit by the Chartered Cities Institute



Wycliff Mairura, Sales and Marketing Manager during the VDPLC Partners Cocktail and Award Ceremony



Vipingo Development Team at their weekly Tree Planting exercise



Martin Kariuki, General Manager VDPLC and other panelists at the New Cities Summit at Ole Sereni



Benedict Otwna speaking at the Africa Women Transformative Summit at the Hyatt Regency Hotel

Experience our Perfect Portfolio Virtually

Centum Real Estate is excited to announce that you can now explore our Nairobi portfolio like never before with immersive virtual tours!

Now, you can effortlessly **view any property by simply clicking on the project you're interested in below** and experience every detail up close and get a true sense of what each property has to offer. Start your virtual tour today and discover the perfect one for you!



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[Click here for 2 Bedroom Tour](#)



The Loft Residences

[Click here for 4 Bedroom Duplex with Garden + DSQ](#)

[Click here for 4 Bedroom Duplex + DSQ Tour](#)



Riverbank

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[Click here for 2 Bedroom Tour](#)

[Click here for 3 Bedroom Tour](#)



Mzizi Court

[Click here for 1 Bedroom Tour](#)

[Click here for 2 Bedroom Tour](#)



Cascadia Apartments

[Click here for 1 Bedroom Tour](#)

[Click here for 2 Bedroom Tour](#)

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Awali Estates

[Click here for Awali 3 Bedroom Tour](#)



1255 Palm Ridge

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