

CENTUM re

EVERY MILESTONE BRINGS US CLOSER TO OUR VISION OF CREATING EXCEPTIONAL SPACES, THRIVING COMMUNITIES AND LASTING INVESTMENT OPPORTUNITIES.

OCT 2026 NEWSLETTER

EVERY STEP IS TOWARDS EXCELLENCE



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MESSAGE *From* THE MANAGING DIRECTOR



Dear Esteemed Clients,

As we reflect on another month of progress, we are delighted to share the milestones that continue to shape our developments and bring us closer to the vision we set out to achieve together.

This month was particularly special as we celebrated the progress of 26 Mzizi Court, marking an important step in the next chapter of its development. The celebration brought together our team and stakeholders to recognise the progress made so far and look ahead to the exciting journey ahead. As the project continues to take shape, we look forward to welcoming you into your new homes and seeing the vision of 26 Mzizi Court come to life.

Across our developments, every foundation laid, structure raised and milestone achieved represents our continued commitment to creating quality homes and thriving communities. We deeply appreciate the trust and confidence you place in us, recognising that every investment carries a personal aspiration and a vision for the future.

As we move forward, we remain dedicated to turning those aspirations into reality through thoughtful development and purposeful execution.

We look forward to sharing more milestones with you as our developments take shape.

Kenneth Mbae

CENTUM REAL ESTATE

NAIROBI



From vibrant mixed-use communities to thoughtfully designed residential developments, our Nairobi projects continue to shape the way people **live, work and connect**.
Take a look at our latest project progress and see how these developments are taking shape, one milestone at a time.

THE ONE DUPLEXES

Welcome to the recent update for The One Duplexes. This report provides a comprehensive overview of the progress made on-site during the past month.



Preliminary foundation works are ongoing, with drilling and concreting of piles underway. The project is expected to progress steadily in November as foundation activities continue to advance.



RIVERBANK II APARTMENTS

Welcome to the recent update for Riverbank II Apartments. This report provides a comprehensive overview of the progress made on-site during the past month.



Drilling and concreting of foundation piles progressed as planned in October, with works now set to accelerate in November as the project advances towards the next phase of foundation construction.



CASCADIA APARTMENTS

Welcome to the recent update for Cascadia Apartments. This report provides a comprehensive overview of the progress made on-site during the past month.



BLOCK D & E



Cascadia is steadily transforming into a fully residential community as more homeowners prepare to take up their spaces, bringing us closer to completing the handover process.





BLOCK A

HIGHLIGHTS

Block A continues to make steady progress, with significant milestones achieved as the apartments take shape. Attention is now shifting towards the finishing stages, bringing us closer to delivering beautifully finished homes ready to welcome their future residents.



Activity	October Targets	Progress Achieved
Electrical & plumbing First fix	100%	95%
Internal & external plasterworks	100%	100%
Internal floor tiling	100%	50%
Timber door frames and leafs	100%	50%

Activity	November Targets
Electrical & Plumbing First fixes	100%
Aluminium window frames	100%
Timber door frames and leafs	100%
External undercoat painting	100%
Internal skimming and floor tiling	100%

BLOCK B

HIGHLIGHTS

Key finishing and installation works are advancing steadily.

External undercoat application is done, while interior works are taking shape through tiling, doors installation and electrical wiring.



Activity	October Targets	Progress Achieved
Internal wall skimming & floor tiles	100%	95%
External aluminium window frames	100%	100%
Internal wall tiling & door leafs	100%	95%
Internal Joinery works	100%	70%

Activity	November Targets
Internal wall skimming and painting	100%
Units floor & common areas tiling	100%
Internal door leafs & unit wall tiling	100%
Internal Joinery works	100%
Electrical wiring & sanitary fittings	85%
Lift Installations	85%

BLOCK C

HIGHLIGHTS

Block C continues to make encouraging progress, with construction advancing steadily towards completion of its structural works.

Masonry, electrical and mechanical installations are progressing in tandem, bringing the block closer to the next phase of development and aligning it with the overall progress across the site.



Activity	October Targets	Progress Achieved
Level 1 to 12 Masonry work	100%	60%
Level 1 to 4 Internal plasterworks	100%	40%
Laundry area slab	100%	100%

Activity	November Targets
Level 1 to 12 Internal masonry works	100%
Level 1 to 5 Internal plasterworks	100%
Level 1 to 5 MEP First fixes	100%
Level 1 to 14 External masonry works	85%
Level 1 to 14 External plasterworks	85%

26 MZIZI COURT

Welcome to the recent update of 26 Mzizi Court Apartments. This report provides a comprehensive overview of the progress made on-site during the past month.



PHASE 1

BLOCK B



Activity	October Targets	Progress Achieved
Installation of doors at levels 13 - 17.	100%	100%
Wet area tiling at levels 15 - 16.	100%	100%
Wardrobe & kitchen cabinet fitting on levels 14 - 17.	100%	100%
SPC flooring on levels 4 - 10.	100%	100%
Installation of duplex staircases.	100%	50%
1st final coat painting on levels 2 - 11.	100%	100%

Activity	November Targets
Installation of duplex staircases.	100%
SPC flooring on levels 12 - 17.	100%
1st final coat painting on levels 12 - 17.	100%

BLOCK C



Activity	October Targets	Progress Achieved
Aluminium window frames installation	100%	90%
Internal skimming on levels 5 - 7.	100%	80%
Installation of common area staircases railing.	100%	100%
Internal plaster on levels 16 - 17.	100%	50%
Installation of doors on levels 5 - 8.	100%	40%
Floor screeding on levels 9 - 17.	100%	100%

Activity	November Targets
Aluminium window frames installation	100%
Internal skimming and common area tiling on levels 5 - 7.	100%
Internal plaster on levels 16 - 17.	100%
Installation of doors on levels 5 - 8.	100%
Installation of Kitchen granite countertops, cabinets and wardrobes on levels 12 - 14 .	100%

PHASE 2

BLOCK D & E

We recently marked an exciting milestone in the journey of Mzizi Phase II, bringing together our team and key stakeholders to celebrate the progress achieved so far.

The occasion reflected our shared vision and commitment to creating exceptional living spaces, while setting the stage for the exciting development journey ahead.





BLOCKS	Activity	October Targets	Progress Achieved
BLOCK D	Drilling & concreting of piles (foundation works).	100%	85%
BLOCK E	Formwork & reinforcement of pile cap.	50%	10%

BLOCKS	Activity	November Targets
BLOCK D	Drilling & concreting of piles (foundation works).	100%
BLOCK E	Formwork & reinforcement of pile cap.	50%

265 ELMER ONE

Welcome to the recent update of 265 Elmer One Apartments. This report provides a comprehensive overview of the progress made on-site during the past month.



BLOCK C



Activity	October Targets	Progress Achieved
Lift electrical works and signalization	50%	55%
Staircase railing	70%	70%
Aluminium windows installation level 3 to 8 & External Undercoat paint	100%	75%
Sewerline connection & Floor screed level 1,2,3,4	100%	10%
Electrical works & KPLC Power connection	50%	10%

Activity	November Targets
Lift electrical works and signalization	60%
Staircase railing	70%
Sewer line connection & Floor screed level 1,2,3,4	100%
Aluminium windows installation level 3 to 8 & External Undercoat paint	100%
Electrical works & KPLC Power connection	50%

BLOCK B



Activity	October Targets	Progress Achieved
Floor screed level 1 to 6	40%	10%
Aluminium windows installation level 1 to 8	70%	60%

Activity	November Targets
Floor screed level 1 to 6	40%
Aluminium windows installation level 1 to 8	70%

BLOCK A

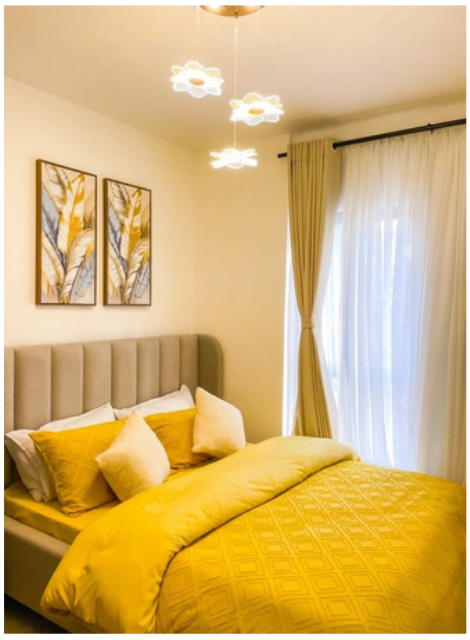


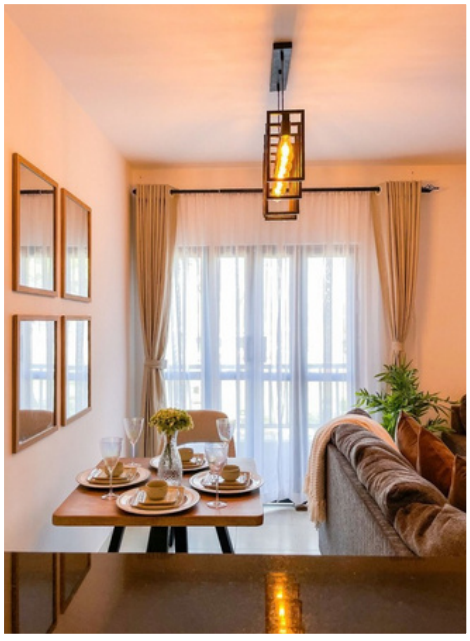
Activity	October Targets	Progress Achieved
External Undercoat paint -rear elevation	90%	20%
Lift electrical works and signalization	100%	55%
Internal plaster level 6 to 7	100%	100%
Complete power house	100%	80%
Convenience store	100%	10%
Boundary wall	80%	45%
Aluminium windows installation level 1 to 4	80%	65%

Activity	November Targets
External Undercoat paint -rear elevation	90%
Lift electrical works and signalization	100%
Internal plaster level 7 to 8	100%
Complete power house & Convenience store	100%
Boundary wall	80%
Aluminium windows installation level 1 to 4	80%

265 Elmer One

an affordable luxury





TAKE A GOOD BREAK

VIPINGO



From vibrant mixed-use communities to thoughtfully designed coastal developments, Vipingo continue to shape the way people **live, work and connect**.
Take a look at our latest project progress and see how these developments are taking shape, one milestone at a time.

OCTOBER 2026

DISCOVER GRANADA SCHOOL!

GRANADA SCHOOL
FORWARD THINKING

As you make Vipingo your home, discover an exciting educational opportunity for daughter just a short distance away.

Granada School, located at Vipingo, Kilifi County, is a new, purpose-built girls' school opening in January 2027. Offering Kenya's Competency-Based Education (CBE) pathway from Grades 7 to 12, Granada provides both day and boarding that feels like Home.

Our approach combines academic excellence, nurturing wellbeing, Co-curricular & enrichment and state-of-the-art facilities where every girl discovers her Strength, develops expression and cultural Appreciation.



Admissions for January 2027 are open.

We welcome you to visit us for a tour of our amazing campus.



ENQUIRIES AND ADMISSION

EMAIL:
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CALL / WHATSAPP:
+254 772 003 003 / +254 786 003 003

WEBSITE:
www.granadaschools.group

Location: Vipingo - Kilifi County.

RIVIERA TOWNHOUSES

Welcome to the recent updates for Riviera Townhouses. This report provides a comprehensive overview of the progress made on-site during the past month.





Activity	October Targets	Progress Achieved
Site Clearance court 1 & 2	100%	100%
Site hoarding	100%	50%
Foundation Excavation Court 1	100%	100%
Foundation Excavation Court 2	60%	40%

Activity	November Targets
Design & Costing	100%
Contract Negotiations & Award	100%
Foundation Excavation Court 2	60%
Courtyard 1 - Foundations blinding and strip footing concrete works	20%

AWALI ESTATE PHASE II

Welcome to the recent update for Awali Estate Phase 2. This report provides a comprehensive overview of the progress made on-site during the past month.



Courtyard 1	October Targets	Progress Achieved
Top soil & murram back filling & compaction	100%	100%
MEP ground floor first fixes	90%	100%
Ground floor slab	90%	80%
superstructure walling	30%	10%

Courtyard 2	October Targets	Progress Achieved
Foundation walling , top soil & murram back filling & compaction	100%	55%
MEP ground floor first fixes	100%	44%
Ground floor slab	67%	33%
superstructure walling	40%	22%

Courtyard 3	October Targets	Progress Achieved
Foundation excavations, blinding & strip footing	85%	75%
Foundation walling	40%	5%

Courtyard 4	October Targets	Progress Achieved
Foundation excavation	90%	83%
Strip footing concrete works	90%	33%
Foundation walling	40%	25%
MEP ground floor first fixes, Top soil & murram back filling & compaction	30%	8%

Courtyard 5	October Targets	Progress Achieved
Foundation excavations	100%	100%
Foundation strip footing concrete works	100%	50%
Foundation walling	20%	5%





Slab works are currently underway across some of the townhouses, marking another significant milestone in the construction process.
This progress brings the development closer to taking shape, as the homes continue to rise from their foundations and the vision for the townhouses steadily comes to life.



Courtyard 1	November Targets
Top soil & murram back filling & compaction	100%
MEP ground floor first fixes & Ground floor slab	90%
Superstructure walling	30%

Courtyard 2	November Targets
Foundation walling, Top soil & murram back filling & compaction	100%
MEP ground floor first fixes	100%
Ground floor slab	67%
Superstructure walling	40%

Courtyard 3	November Targets
Foundation Excavations	85%
Foundation blinding & strip footing	85%
Foundation walling	40%
Top soil & murram back filling & compaction	35%
MEP ground floor first fixes	20%
Ground floor slab	20%

Courtyard 4	November Targets
Strip footing concrete works & Foundation excavation	90%
Foundation walling	40%
Top soil & murram back filling & compaction &MEP ground floor first fixes	30%
Ground floor slab	10%

Courtyard 5	November Targets
Foundation excavations & Foundation strip footing concrete works	100%
Foundation walling	20%

1255 PALMRIDGE PHASE II

Welcome to the recent update for 1255 PalmRidge Phase 2. This report provides a comprehensive overview of the progress made on-site during the past month.



Excavation has been completed, and foundation works are progressing well.

Blinding and strip footing activities are currently ongoing as part of the foundation phase of the project.





Activity	October Targets	Progress Achieved
Block F (1 & 2 bedroom) - Foundation Excavation	100%	100%
Block H (deluxe studios) - Foundation Excavation	100%	100%
Block E (1 & 2 bedrooms) - Foundation Excavation	100%	100%

Activity	November Targets
Design & Costing	100%
Contract Negotiations & Award	100%
Block G - Foundations blinding and strip footing concrete works	20%
Block F - Foundations blinding and strip footing concrete works	20%

KingsWood PARK



Welcome to the October update for Kingswood Park Retail, Gold and Platinum. This report provides a comprehensive overview of the progress made during the past month.

KINGSWOOD PHASE 1

The ongoing activities are focused on finalising essential utilities, enhancing the estate's overall appearance and ensuring the development is fully prepared for occupancy.



Activity	October Targets	Achieved
KPLC Power Application to active Construction Sites	100%	100%
General Maintenance and planting of tress	100%	100%
Courts 4-11 weeding and grassing	100%	100%
Solar street lighting	45%	45%
Estate Signage	50%	50%
Common Amenities Area Design Works	100%	40%

Activity	November Targets
Solar street lighting	45%
Estate Signage	50%
Construction of amenities	60%

KINGSWOOD PHASE 2

The cabro extension works are currently underway at Kingswood Park, enhancing the internal roads and walkways for smoother, cleaner and more convenient movement throughout the development.



Activity	October Targets	Achieved
Potable, Water & sewer Reticulation Network	98%	98%
Electrical Reticulation Works	98%	98%
Courts 12-23 Road Channels and Storm Drainage	100%	100%
Ballast chips spreading on Roads in Courts 16-19	60%	100%
Cabro installation on Roads in Courts 12-15	100%	100%
Cabro installation on Roads in Courts 16-23	40%	80%
Tree Planting along the feeder roads	70%	80%
Other Plots Land Clearance and Vegetation Control	100%	90%
Landscaping Works(Courts and roads tree planting)	100%	100%

Activity	November Targets
Cabro installation on Roads in Courts 16-23	95%
Tree Planting along the feeder roads	85%
Other Plots Land Clearance and Vegetation Control	100%
Signage Installation	45%
Construction of amenities	5%

KINGSWOOD PHASE 3

Sewer and piping works are ongoing at Kingswood, focusing on establishing an efficient wastewater management system and essential utility connections as part of the project's infrastructure development.





Activity	October Targets	Achieved
Potable and Water Reticulation Network Installation	20%	5%
Sewer Reticulation Network Installation	60%	60%
Electrical Reticulation Network Installation	0%	0%
Road Base and Subgrade Construction	90%	70%
Landscaping Works(Green Courts Establishment and Levelling)	90%	95%

Activity	November Targets
Potable and Water Reticulation Network Installation	30%
Sewer Reticulation Network Installation	95%
Electrical Reticulation Network Installation	5%
Road Base and Subgrade Construction	90%
Landscaping Works(Green Courts Establishment and Levelling)	100%
Transformer Application and Common Meter Application	30%
Common Amenities Area Design Works	80%

KINGSWOOD GOLD

The gatehouse construction is nearing completion, while road construction is also well underway, marking important milestones at Kingswood.

These works bring us closer to delivering a well-planned and welcoming community, with the overall development steadily taking shape.



Activity	October Targets	Achieved
Subgrade stabilisation on the Main Road (Murram)	100%	70%
Subgrade works on arterial roads	100%	50%
Civil Works Design Works	100%	100%
Potable and Water Reticulation Network Contract Award	20%	10%
Gate and Guard House Construction	85%	75%
Sample Plot Fencing and Landscaping	100%	100%
Estate Boundary Tree Planting	60%	90%

Activity	November Targets
Subgrade stabilisation on the Main Road (Murram)	100%
Subgrade works on arterial roads	100%
Potable and Water Reticulation Network Contract Award	20%
Gate and Guard House Construction	85%
Estate Boundary Tree Planting	100%

KINGSWOOD PLATINUM



Activity	October Targets	Achieved
Subgrade construction on the Main Road (Murram)	50%	20%
Civil Works Design Works	100%	100%
Potable and Water Reticulation Network Contract Award	100%	0%
Gate and Guard House Construction	10%	10%
Subgrade works on arterial roads	20%	20%
Sample Plot Fencing and Landscaping	100%	100%
Estate Boundary Tree Planting	60%	90%

Activity	November Targets
Subgrade construction on the Main Road (Murram)	50%
Potable and Water Reticulation Network Contract Award	100%
Gate and Guard House Construction	20%
Subgrade works on arterial roads	30%
Estate Boundary Tree Planting	100%

Events GALLERY

NAIROBI



SMART CITIES FORUM, 2ND EDITION







I & M x CENTUMRE INVESTMENT DINNER, HOLIDAY INN

OTHER EVENTS:

- FUND MANAGERS ASSOCIATION, GOLF TOURNAMENT - KAREN COUNTRY CLUB
- KIMISITU DT SACCO INVESTMENT BREAKFAST - HOLIDAY INN

Celebrating
26 MZIZI COURT



26 Mzizi Court Phase II celebration marked an important project milestone, bringing together staff and key stakeholders to celebrate the commencement of the new phase, appreciate the team's efforts and witness the preliminary foundation works underway.







VIPINGO



MICE SUMMIT, THOUGHT LEADERSHIP





COASTAL REALTOR'S EXPO



ABSA BANK UNIT HANDOVER, PALM RIDGE APARTMENTS



CUSTOMER SERVICE WEEK

The event provided a valuable platform to engage with diverse groups, build meaningful partnerships and strengthen our business network.

Through these interactions, we were able to identify new opportunities for collaboration while generating potential leads that can contribute to future business growth and expansion.

CENTUM re

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SCAN TO CREATE TANGIBLE WEALTH

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