



OLEARIA GOLF
MIGAA

LIST OF FAQS

1. What is the concept of Olearia Golf Project?

Olearia Golf project is located within Migaa in Kiambu, a gated 18-hole golf community with premium plots selected carefully to suit your needs.

2. What is the Concept of Migaa Golf Project?

Migaa is a residential golf community on 774 acres built upon the very tenets of environmental sustainability with 50% open green space. This physically translates into an acre of green for every acre of build. Migaa captures the very essence of Kenya's natural beauty by creating unparalleled residential community. It allows buyers an affordable and quality life. It is Migaa's passion and reputation that has made it a homeowner's trusted companion and hence a Superbrand.

3. Where is Migaa?

Migaa sits in the lush vegetation of Kiambu county and is less than 45 minutes' drive from Nairobi Central Business District.

Key Distances:

- o 35 kms from Jomo Kenyatta International Airport; accessible through the bypass*
- o 30 minutes from the Heart of Nairobi City*
- o 10kms from the Northern bypass*

4. How big is the Olearia Project?

Olearia Golf Project sits on 11 acres within Migaa and has sixty-six (67) plots.

5. What is the master plan for the Olearia Golf Project?

The master plan is uniquely designed to offer the perfect environment for children to live, play and interact. It follows the bigger Migaa project concept that has Environmental Sustainability, Anti – Monoculture, Residential Golf Community, and emulates new urban living of open space, and green living.

6. Where is Olearia Golf Project located?

Olearia Golf project fronts Hole number 11 of the 18 holes championship golf course.

7. Can I visit the site?

We encourage you to visit the site. You can visit the site any day of the week including public holidays.

8. How do I choose my plot?

Simply pick the location that reflects your tailored lifestyle

9. How do I pick my house?

There are two house designs, namely: Olearia Breeze & Olearia Haven Your design will be tailored to your budget.

10. What is the price of the plot?

The pricing at Olearia Golf starts from Kenya Shillings Seven Million (Kes.7,000,000) depending on the location of the plot.

11. What is the payment plan for the plot?

30% deposit, balance within 90 days.

12. Do you have ready titles?

Yes, all titles for each plot are available and have NO encumbrances.

13. What are the other fees incurred in regards to plot purchase?

The stamp duty fees will depend on the value of the property and are provided upfront in the second schedule in the sale agreement.

14. How can I ensure that everything is authentic?

Cooperative Bank of Kenya & NCBA Bank has done the due diligence for you. The title, the land and the construction. This is why they are strategic partners in the project.

15. Can I finance my house construction?

Cooperative Bank of Kenya & NCBA Bank is willing to finance up to 100% for construction for those who qualify.

16. How do I pay for my home construction?

Up to 100% of finance is available from Cooperative Bank of Kenya. Payments are released to the contractor and development team on certificate. No stress for you as the owner.

17. Why should I invest in Olearia Golf Project?

- *It is one of a kind gated community with a golf course in Kenya*
- *The process of land acquisition and construction is done for you with support from Cooperative Bank of Kenya. All you need to do is sit back and wait for your house to be completed within the stipulated time.*
- *Migaa is a low-populated community that offers privacy, and a fresh, clean, and quiet environment away from the hustle and bustle of the city.*

18. Tell me about the amenities

Existing amenities include an 18-hole Golf course and in the future, we will have Commercial nodes, Shopping Centres and restaurants in addition to Education, Medical and Communal facilities.

19. Tell me about the general infrastructure

Develop, Manage & Maintain Infrastructure which includes: Roads & accesses, Water, Irrigation & Sewer; Electricity & alternate energy sources, Golf Course, Boundary Walls, Support Facilities, Security, ICT.

20. Tell me about the By-laws.

Absolutely, when you purchase your plot you will be handed out by-laws including the home owners' rules and guidelines and the Architectural Guidelines. You are expected to abide by all national, county and local laws.

21. What security measures are in place within Migaa

*We have a boundary wall with an electric fence around the Migaa perimeter.
The main gate is manned 24/7 with security guards who patrol the development.
Vehicles, visitors and outsiders are registered upon entry and issued with tags when entering Migaa.*

22. For the home owners who want to let out their property, Will the tenants have full access to the same facilities?

The tenants will have full access to the same facilities provided there is a sale agreement between the tenant and the owner.

23. What are the legal fees?

Legal fees will depend on the size and price of the plot you choose. This is provided in the sale agreement.

24. What is the legal structure between the buyer at Olearia Golf Project and Migaa project?

*Olearia Golf sits on an 11-acre private developer site within the Migaa Golf Estate
Olearia Golf will have its own management company in charge of common areas within the project and will deal with Migaa Management Company Limited regarding the larger community and common services.*

25. How much is the service charge?

The service charge will be Kenya Shillings Seven Hundred and Seventy Thousand (Kes. 770,000) for an estimated period of ten (10) years. This works out for Ksh. 77,000 per annum and is payable on an agreed payment plan.