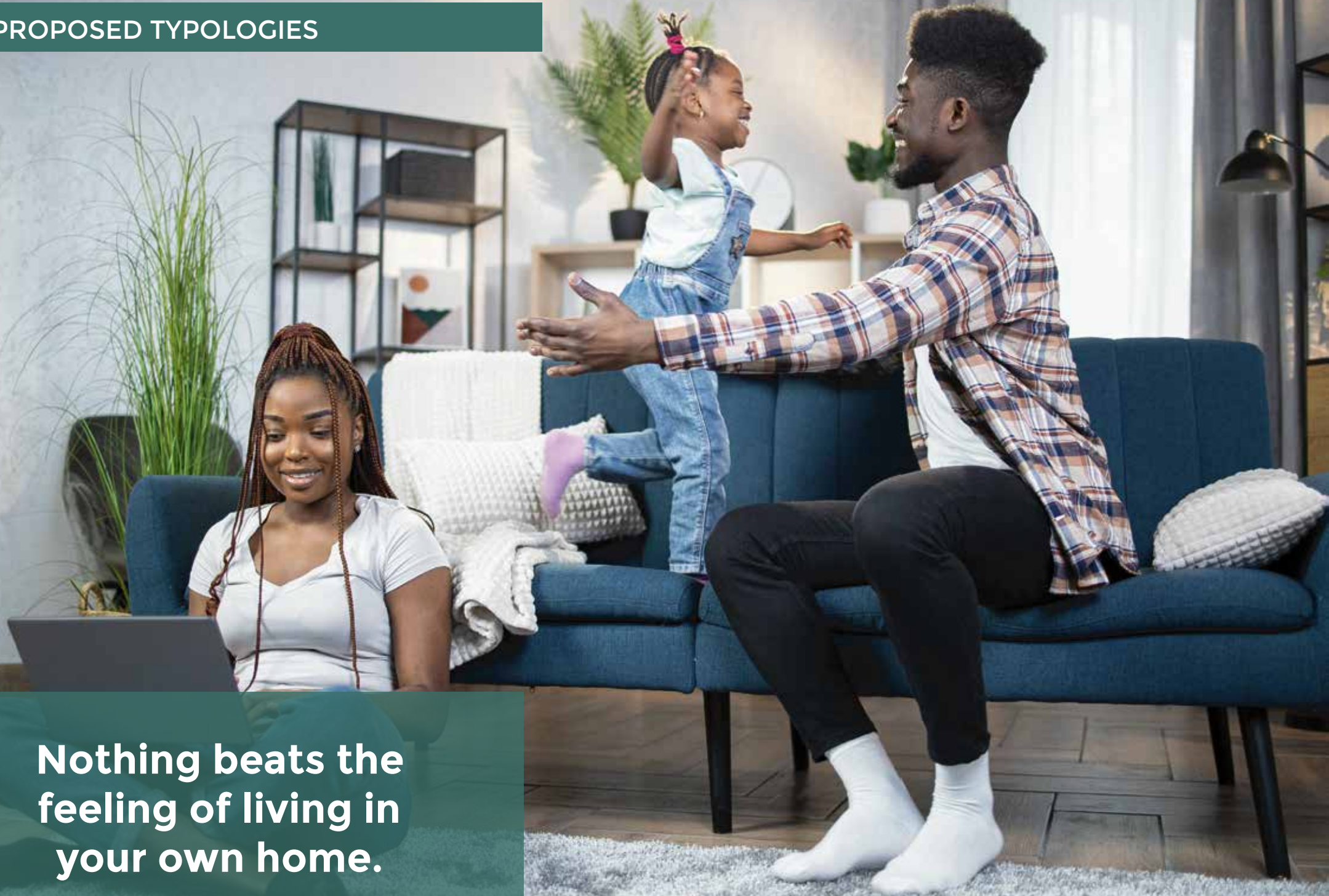


HOMEDIRECT.
DESIGN | BUILD | RENOVATE

**YOUR HOMEOWNERSHIP
JOURNEY BEGINS!**



PROPOSED TYPOLOGIES



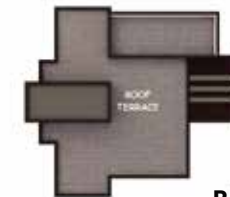
**Nothing beats the
feeling of living in
your own home.**



GROUND FLOOR PLAN



FIRST FLOOR PLAN



ROOF

Spanning 280sqm, this modern design 4-bedroom maisonette with DSQ with a sleek flat roof offers contemporary elegance and sophistication.

Plan ID: **HD-1000**

| FEATURES | | | WORKS | MEDIUM FINISH | HIGH-END FINISH |
|-------------------|--|-----|-----------------------------|-------------------|-------------------|
| Floors | | G+1 | 1. Substructure | 3,421,600 | 3,421,600 |
| Bedrooms | | 3 | 2. Superstructure | 1,710,800 | 1,710,800 |
| Living room | | 1 | 3. Roofing | 1,974,000 | 1,974,000 |
| Dining | | 1 | 4. Doors and windows | 1,447,600 | 2,038,400 |
| Kitchen | | 1 | 5. Finishes and decorations | 3,158,400 | 4,222,400 |
| Office/ Study | | 1 | 6. Plumbing works | 658,000 | 728,000 |
| Guest bedroom | | 1 | 7. Electrical Works | 789,600 | 873,600 |
| Servant's Quarter | | 1 | GRAND TOTAL | 13,160,000 | 14,560,000 |



Spanning 220 sqm, this exquisite 4-bedroom all en-suite residence features a detached DSQ, blending spacious living with ultimate privacy and sophistication.

Plan ID: **HD-1001**

| FEATURES | | WORKS | MEDIUM FINISH | HIGH-END FINISH |
|--------------------|-----|-----------------------------|------------------|-------------------|
| Floors | G+1 | 1. Substructure | 2,475,000 | 2,475,000 |
| Bedrooms | 3 | 2. Superstructure | 1,287,000 | 1,287,000 |
| Living Room | 1 | 3. Roofing | 1,485,000 | 1,485,000 |
| Dining | 1 | 4. Doors and windows | 1,089,000 | 1,335,444 |
| Kitchen | 1 | 5. Finishes and decorations | 2,475,000 | 3,035,103 |
| Office/Study | 1 | 6. Plumbing works | 495,000 | 607,020 |
| Guest Bedroom | 1 | 7. Electrical Works | 594,000 | 728,424 |
| Servant's Quarters | 1 | GRAND TOTAL | 9,900,000 | 11,580,305 |



Ground Flr



First Flr



Second Flr

Covering 290 sqm is this 4-bedroom home with a master ensuite boasting a flat roof, and expansive windows framing the outdoors, blurring the lines between interior comfort and the embrace of nature.

Plan ID: **HD-1002**

| FEATURES | | WORKS | MEDIUM FINISH | HIGH-END FINISH |
|--------------------|-----|-----------------------------|-------------------|-------------------|
| Floors | G+2 | 1. Substructure | 3,262,500 | 3,262,500 |
| Bedrooms | 3 | 2. Superstructure | 1,696,500 | 1,696,500 |
| Living Room | 1 | 3. Roofing | 1,957,500 | 1,957,500 |
| Dining | 1 | 4. Doors and windows | 1,435,500 | 1,760,359 |
| Kitchen | 1 | 5. Finishes and decorations | 3,262,500 | 4,000,817 |
| Office/Study | 1 | 6. Plumbing works | 652,500 | 800,163 |
| Guest Bedroom | 1 | 7. Electrical Works | 783,000 | 960,196 |
| Servant's Quarters | 1 | GRAND TOTAL | 13,630,000 | 15,080,000 |



Embrace modern living in this 3-bedroom bungalow. Featuring a sleek flat roof and a spacious **142 sqm** layout, this residence offers a haven of contemporary style and comfort.



Floor plan

Plan ID: HD-1004

| FEATURES | | WORKS | MEDIUM FINISH | HIGH-END FINISH |
|--------------------|-----|-----------------------------|------------------|------------------|
| Floors | G-1 | 1. Substructure | 1,735,240 | 1,735,240 |
| Bedrooms | 2 | 2. Superstructure | 867,620 | 867,620 |
| Living Room | 1 | 3. Roofing | 1,001,100 | 1,001,100 |
| Dining | 1 | 4. Doors and windows | 734,140 | 1,053,640 |
| Kitchen | 1 | 5. Finishes and decorations | 1,601,760 | 2,182,540 |
| Office/Study | 1 | 6. Plumbing works | 333,700 | 376,000 |
| Guest Bedroom | 1 | 7. Electrical Works | 400,440 | 451,560 |
| Servant's Quarters | – | GRAND TOTAL | 6,674,000 | 7,667,700 |



At **249 sq. m** this captivating 3-bedroom residence offers a spacious living environment. The traditional red roof and white exterior exude a timeless appeal

Plan ID: **HD-1006**

| FEATURES | | WORKS | MEDIUM FINISH | HIGH-END FINISH |
|--------------------|-----|-----------------------------|-------------------|-------------------|
| Floors | G+1 | 1. Substructure | 3,042,780 | 3,042,780 |
| Bedrooms | 3 | 2. Superstructure | 1,521,390 | 1,521,390 |
| Living Room | 2 | 3. Roofing | 1,755,450 | 1,755,450 |
| Dining | 1 | 4. Doors and windows | 1,287,330 | 1,847,580 |
| Kitchen | 1 | 5. Finishes and decorations | 2,808,720 | 3,827,130 |
| Office/Study | 1 | 6. Plumbing works | 585,150 | 659,580 |
| Guest Bedroom | 1 | 7. Electrical Works | 702,180 | 791,820 |
| Servant's Quarters | — | GRAND TOTAL | 11,703,000 | 13,445,280 |

QUARTER-ACRE

4-BED + DSQ



PLAN ID: HD-1010



PLAN ID: HD-1011

EIGHTH-ACRE

**3-BED + DSQ WITH
FAMILY ROOM**



PLAN ID: HD-1012

**EIGHTH/QUARTER
- ACRE**

4-BED + DSQ



PLAN ID: HD-1013

EIGHTH-ACRE

4-BED + DSQ



PLAN ID: HD - 1014

QUARTER-ACRE

**4-BED + DSQ WITH ROOF
TERRACE**



PLAN ID: HD - 1015

EIGHTH-ACRE

4-BED + DSQ

ONGOING PROJECTS CONSTRUCTIONS

(A) RESIDENTIAL HOMES

Section 1: Finsco HomeDirect Ltd Projects

Finpark Maisonettes - Ruai

-Status- Under Construction

-Proposed no of units: 67

-Scope of Service: Developer & Contractor (Design & Build)

-Name of the Contractor/Developer: Finsco Home Direct Ltd

-Price: Kes 13,500,000 Per unit



Section 2 : Partner's Projects

NIN9 Maisonettes - Kisumu

- Status-Complete
- No of units: 10
- Scope of Service: Sub-Contractor (Labor Contract)
- Price: Kes 15,000,000 per unit



Wema Villas

- Status-Complete
- No of units: 42
- Scope of Service: Sub-Contractor (Labor Contract)
- Price: Kes 15,500,000 per unit



5 Bedroom Maisonette - Thika Greens

-Status-Under Construction

-No of units: 1

-Scope of Service: Contractor (Design & Build)

-Price: Kes 17,000,000 per unit



6 Bedrooms Maisonette - Makueni

-Status-Complete

-No of units: 1

-Scope of Service: Contractor (Design & Build)

-Price: Kes 23,500,000 per unit



4 Bedroom Maisonette - Oloitoktok

(Steel Panel Technology)

-Status-Complete

-No of units: 1

-Scope of Service: Contractor (Design & Build)

-Price: Kes 9,000,000 per unit



4 Bedrooms Bungalow - Machakos

-Status-Complete

-No of units: 1

-Scope of Service: Contractor (Design & Build)

-Price: Kes 4,200,000 per unit



DESIGN AND BUILD YOUR HOME WITH US.

WE DELIVER HOMES AFFORDABLY.

FINANCING AVAILABLE FROM 9.5% PA FOR UPTO

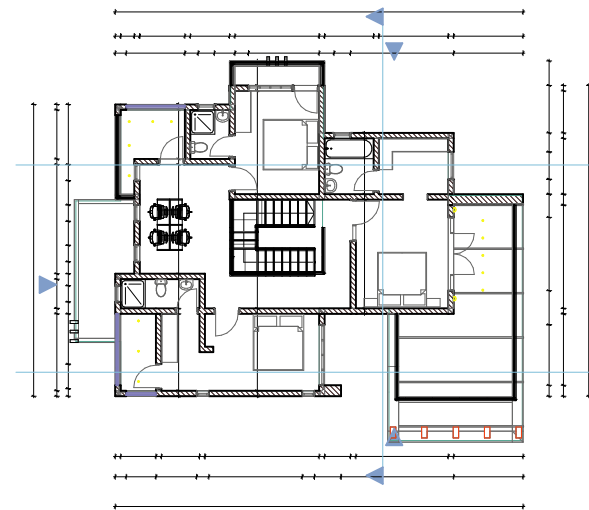
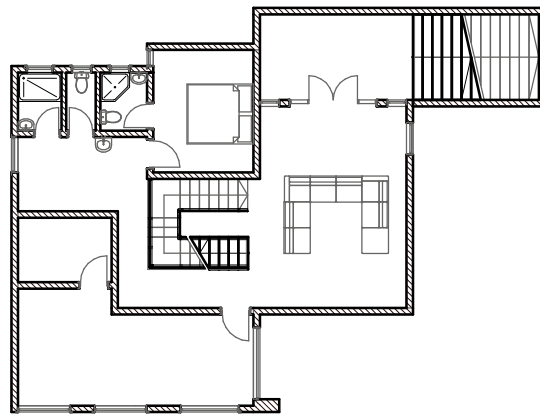
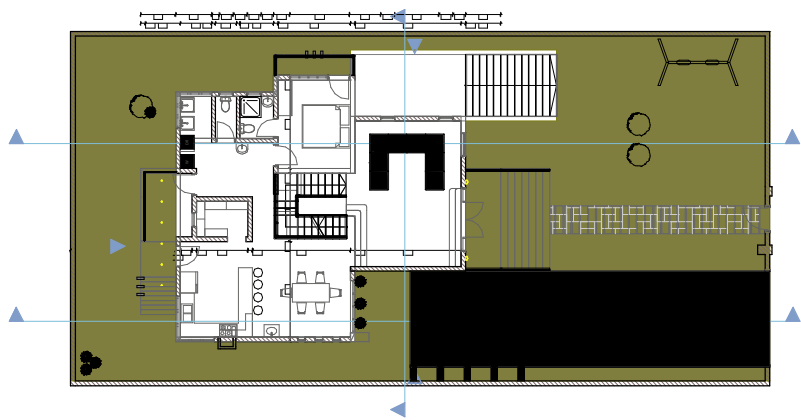
25 YEARS WITH OUR PARTNER BANKS.

ONGOING HOME DIRECT CONSTRUCTIONS





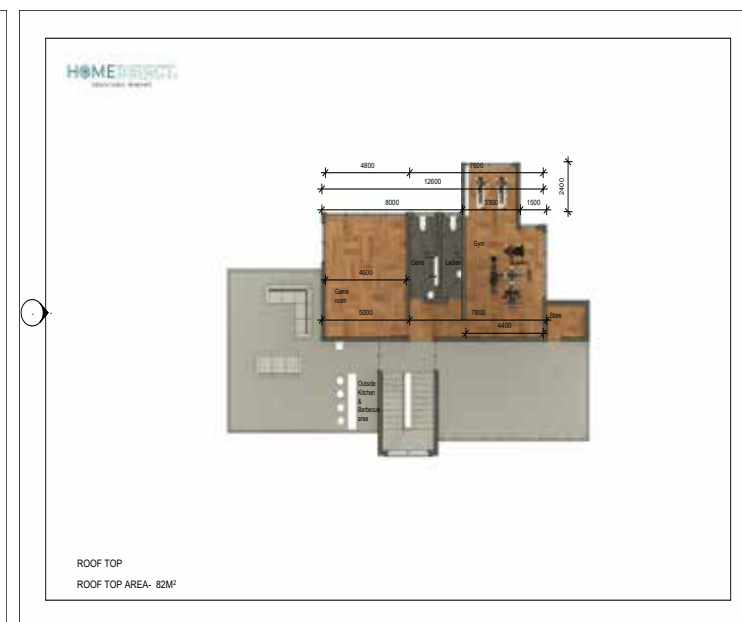
Floor Plans







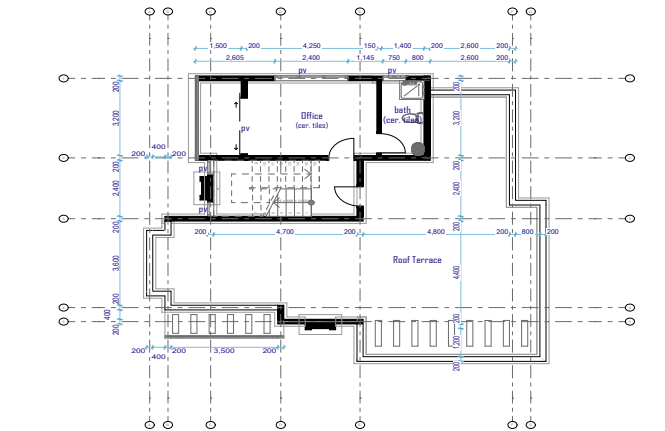
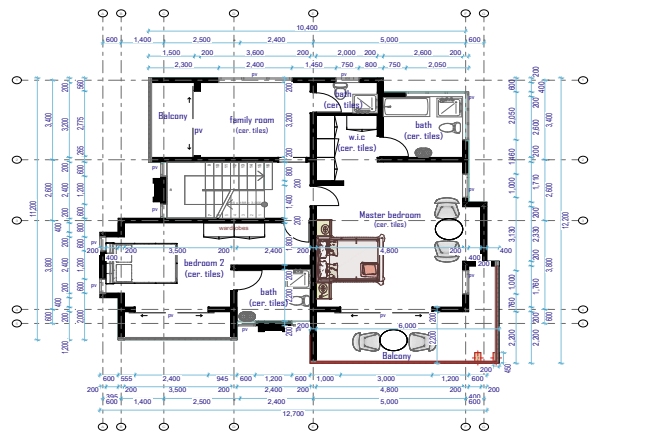
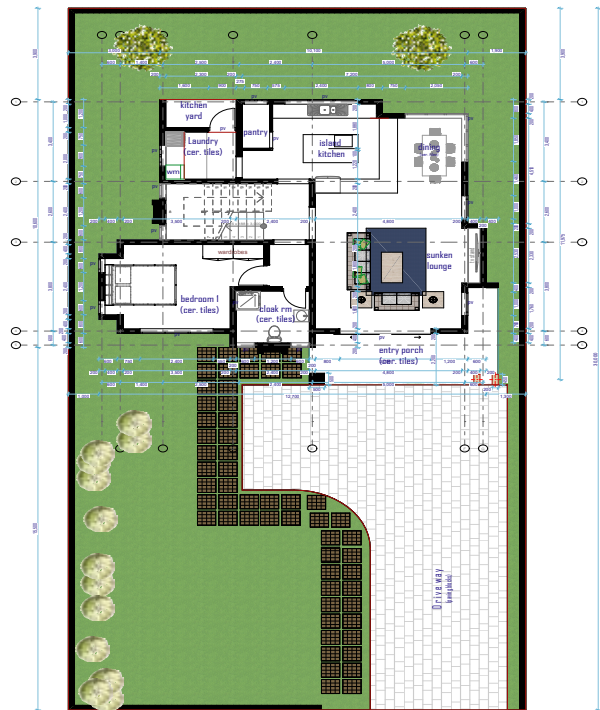
Floor Plans



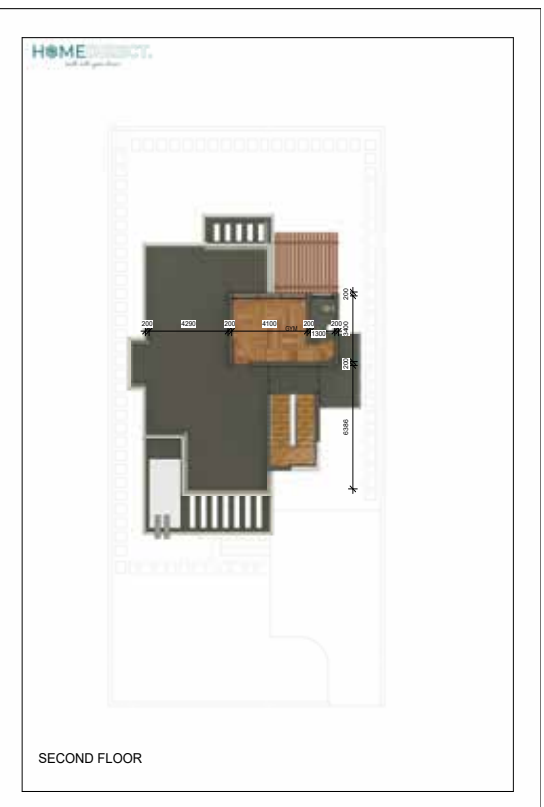
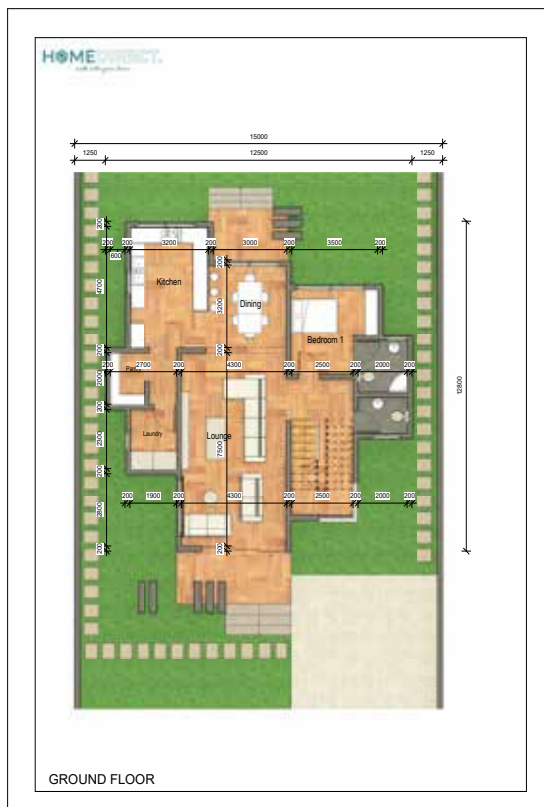
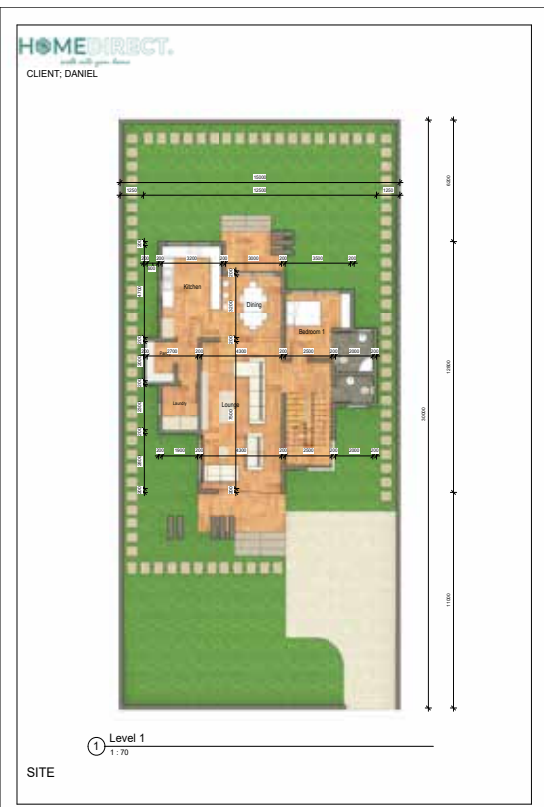




Floor Plans









AREA SCHEDULE

BEDROOM 1 16M2

BEDROOM2 18M2

MASTER BEDROOM 34M2

CORRIDOR 7M2

BALCONY 1 8.7

TOTAL AREA 83.7M2



GROSSTOTAL AREA 166.153M²



- MEASUREMENTS**
- BEDROOM 16M²
 - BEDROOM 18M²
 - YARD 6.0M²
 - PORCH 8.0M²
 - CORRIDOR 7M²
 - BATH 3M²
 - LIVING 18M²
 - KITCH 4.0M²
 - TOTAL AREA 76.0M²

HOME DIRECT CERTIFICATIONS



No. PVT-7LU5Z9V9

CERTIFICATE OF INCORPORATION

I hereby CERTIFY that,

FINSCO HOME DIRECT LIMITED

is on this date 29 Jul 2022 Incorporated under the Companies Act, 2015 and that the Company is a PRIVATE LIMITED COMPANY.



.....
Registrar Of Companies

This is a system generated certificate. To validate this document send the word BRS to 21546



www.kra.go.ke

PIN Certificate

For General Tax Questions
Contact KRA Call Centre
Tel: +254 (020) 4999 999
Cell: +254(0711)099 999
Email: callcentre@kra.go.ke

Certificate Date 04/08/2022
Personal Identification Number
P052135361X

This is to certify that taxpayer shown herein has been registered with Revenue Authority

Taxpayer Information

| | |
|---------------|----------------------------|
| Taxpayer Name | FINSCO HOME DIRECT LIMITED |
| Email Address | FINSCOHOME SLTD@GMAIL.COM |

Registered Address

| | | | |
|------------------|------------|------------------------|------------------|
| L.R. Number : | Building | VISHNU INDUSTRIAL PARK | |
| Street/Road | Thika Road | City/Town : Nairobi | |
| County : Nairobi | District | Starehe District | |
| Tax Area | CBD | Station | North of Nairobi |
| P. O. Box | 19061 | Postal Code | 00100 |

Tax Obligation(s) Registration Details

| Sr. No. | Tax Obligation(s) | Effective From Date | Effective Till | Status |
|---------|----------------------|---------------------|----------------|--------|
| 1 | Income Tax - Company | 03/08/2022 | N.A. | Active |

The above PIN must appear on all your tax invoices and correspondences with Revenue Authority. Your accounting end month is December unless a change has been approved by the Commissioner-Domestic Taxes Department. The status of Tax Obligation(s) with 'Dormant' status will automatically change to 'Active' on date mentioned in "Effective Till Date" or any transaction done during the period. This certificate shall remain in force till further updated.

Disclaimer : This is a system generated certificate and does not require signature.



NATIONAL CONSTRUCTION
AUTHORITY
ISO 9001:2015 Certified

Certificate of Registration

Pursuant to the National Construction Authority Act No. 41 of 2011, and Regulation No. 7 of 2014;
I hereby certify that

M/S *FINSCO HOME DIRECT LIMITED*

has been duly registered as a *BUILDING WORKS Contractor*

Category *NCA5*

Reg. No *83438/B/0324*

Date of Issue: *22/1/2025*

Valid Until *July 31st 2025*

SERIAL No. **595383**



Registrar of Contractors

**THIS CERTIFICATE MUST BE ACCOMPANIED
BY A VALID ANNUAL PRACTISING LICENSE**

KCB PLAZA, 10th Floor, Kenya Road, Upper Hill Road
P.O.Box 21046 - 00100, Nairobi Kenya
Tel: 254 20 2712096, +254 20 2712098, +254 20 2712099
Email: info@nca.go.ke

Issued under the Seal of the Authority

Contractor Annual Practicing License

Pursuant to the National Construction Authority Act No. 41 of 2011, and Regulation No. 7 of 2014;
I hereby certify that

M/S FINSCO HOME DIRECT LIMITED

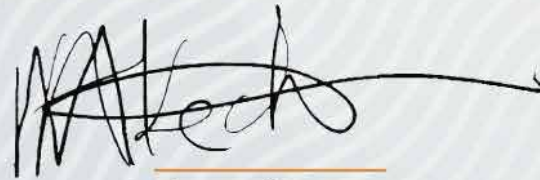
is duly registered as BUILDING WORKS CONTRACTOR

Category NCA5

Reg. No 83438/B/0324

Date of Issue: 22/1/2025

This license is awarded for a period of ONE(1) YEAR, starting 1/8/2024 and ending 31/7/2025



Registrar of Contractors



SERIAL No. 595383



KARIBU NYUMBANI!

P.O. Box 19061 - 00100, Nairobi

12B Vishnu Industrial Park,
Opposite Spur Mall, Thika Road.

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hello@homedirect.africa
www.homedirect.africa

