



**RaysView**

SIXTH PARKLANDS AVENUE



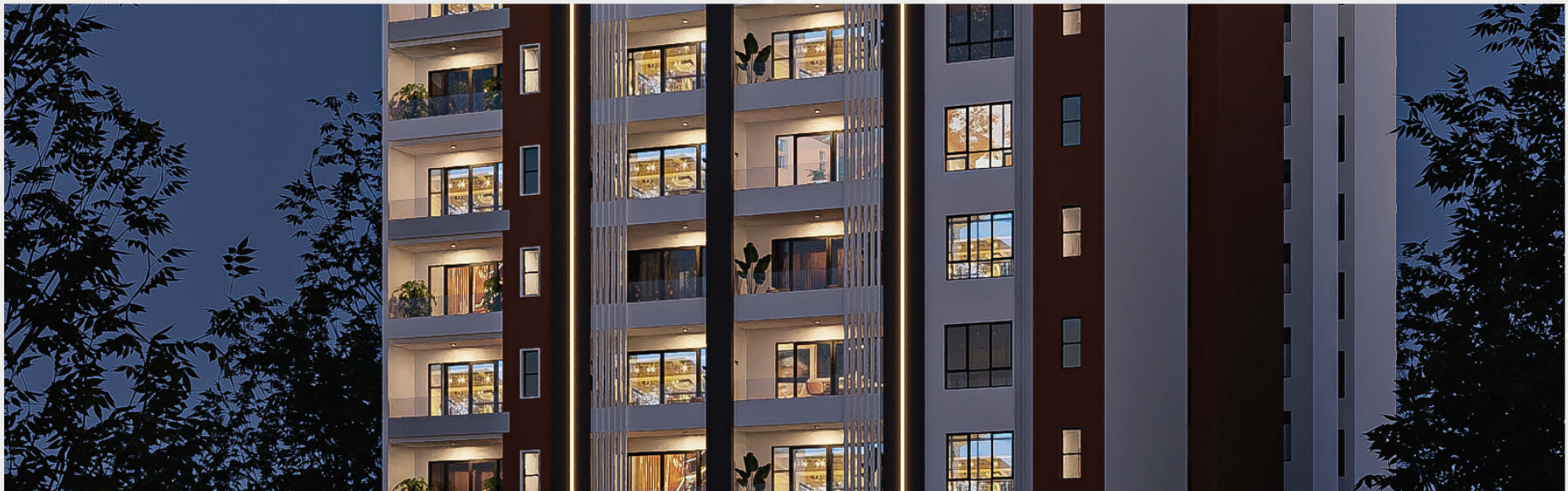




# Introduction

introduction Discover RaysView, a stunning new development nestled in the heart of Parklands along the prestigious 6th Avenue. Where luxury meets location, RaysView is more than just a residence – it's a lifestyle statement. With breathtaking views, elegant architecture, and unmatched convenience, this is your chance to own a piece of Nairobi's most sought-after neighborhood.

Whether you're looking for a new home or a high-potential investment, RaysView offers the perfect blend of comfort, class, and connectivity. Don't just dream it – live it.





## A Living Room Designed to Impress

Welcome to the heart of your home—a spacious living room that effortlessly blends elegance and comfort. Designed with high ceilings, modern finishes, and an open & closed layout, this space invites you to unwind in style.

But what truly sets it apart is the breathtaking view. Expansive glass windows open up to a sweeping panorama that captures the natural beauty of Karura Forest and the vibrant skyline beyond. Whether you're enjoying a quiet evening or entertaining guests, the view becomes a living masterpiece—ever-changing, always inspiring.

At RaysView, your living room isn't just a room. It's an experience.







### Scenic Dining with a View of Karura

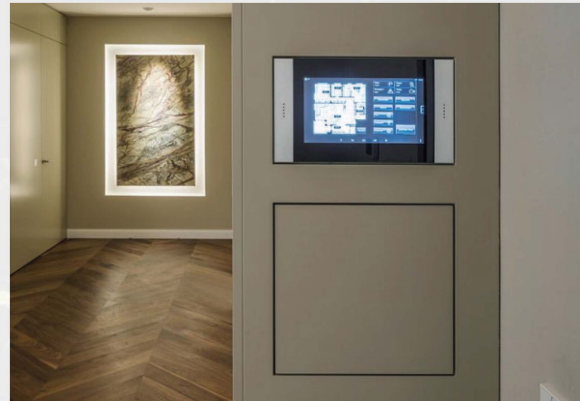
Step into a dining experience like no other – where every meal is served with a side of serenity. The dining area at RaysView is perfectly positioned to overlook the lush, green expanse of Karura Forest, offering a peaceful, panoramic backdrop that brings nature right to your table.

Whether you're enjoying a quiet breakfast or hosting dinner with friends, the large, floor-to-ceiling windows flood the space with natural light and showcase the forest's beauty in every season. It's more than just a place to eat – it's a place to connect, reflect, and recharge.



# Key Amenities at RaysView

- Rooftop Swimming Pool
- Rooftop Lounge & Entertainment Area
- Fully Equipped Gym
- High-Speed Lifts
- Backup Generator
- Borehole Water Supply
- 24/7 Security & CCTV Surveillance
- Secure Parking
- Children's Play Area
- Balconies with Scenic Views
- Landscaped Garden Spaces
- Fire Safety Systems
- Fibre-Ready Internet Connection
- Intercom & Access Control







## 2 Bedroom Type A





## 2 Bedroom Type B





## 3 Bedroom







**Master Bedroom**

## 4 Bedroom



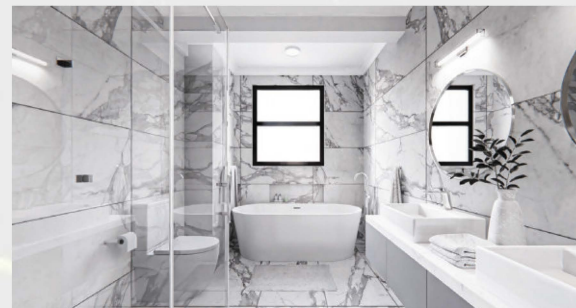
**Kitchen**



**Lounge**



**Dining**



**Master Bathroom**



# 4 Bedroom





# 5 Bedroom duplex



Lounge

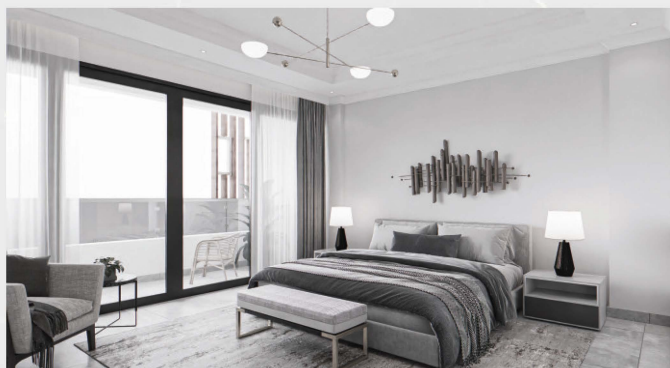


Dining



Kitchen





**Master Bedroom**



**Master Bathroom**



**STAIRS**



# Floor plan



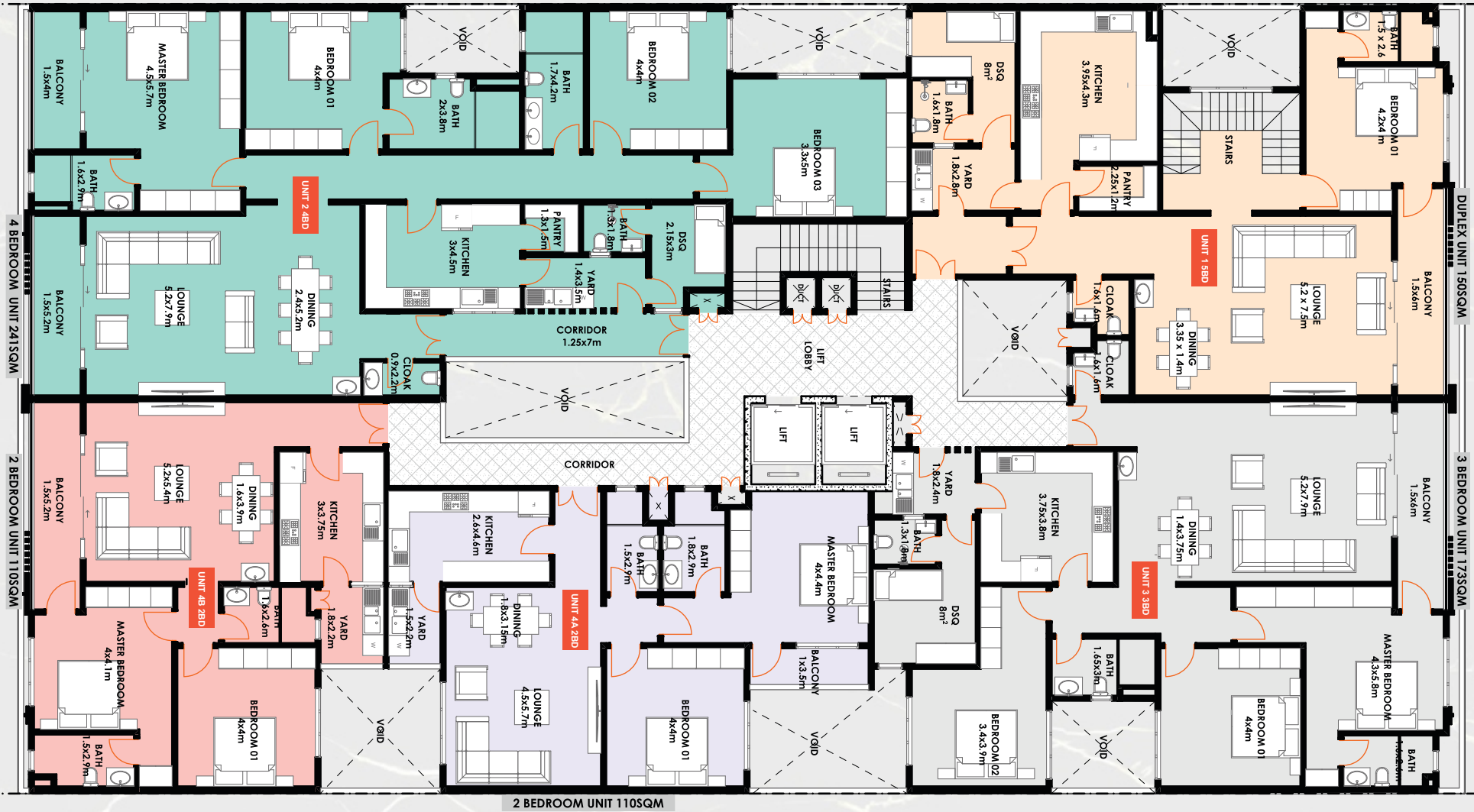
Upper Duplex plan

Lower Duplex plan





## TYPICAL FLOOR AND DUPLEX LAYOUT





**1st Floor Plan Details:**

- Unit 1 3BD (Top Right):** Master Bedroom (4.6x5.3m), Bedroom 02 (4x4.1m), Bedroom 03 (3.8x4.5m), Bath (2.4x2.6m), Balcony (1.5x6m), Walk-in Closet (2.2x4.5m), Bath (2.1x2.8m), Cloak (1.6x1.6m).
- Unit 2 4BD (Top Left):** Bedroom 01 (4x4m), Bedroom 02 (4x4m), Bedroom 03 (3.8x4.5m), Bath (2.4x2.6m), Bath (2x3.8m), Bath (1.7x2.4m), Kitchen (3x4.5m), Pantry (1.3x1.5m), Dsq (2.1x5x3m), Yard (1.4x3.5m), Corridor (1.25x7m), Dining (2.4x5.2m), Lounge (5.2x7.9m), Balcony (1.5x5.2m), Bath (1.6x2.9m).
- Unit 3 3BD (Bottom Right):** Master Bedroom (4.3x5.8m), Bedroom 01 (4x4m), Bedroom 02 (3.4x3.9m), Bath (1.6x2.6m), Bath (1.6x2.9m), Kitchen (3.75x3.8m), Dsq (8m<sup>2</sup>), Yard (1.8x2.4m), Bath (1.3x1.8m), Balcony (1x3.5m).
- Unit 4A 2BD (Bottom Left):** Master Bedroom (4x4.1m), Bedroom 01 (4x4m), Lounge (4.5x5.7m), Dining (1.8x3.15m), Kitchen (2.6x4.6m), Bath (1.8x2.9m), Bath (1.5x2.2m), Yard (1.8x2.2m), Dining (1.6x3.9m), Kitchen (3x3.75m), Bath (1.6x2.6m), Balcony (1.5x5.2m).

**Common Areas:** Corridors, Stairs, Lift Lobby, and multiple Void spaces are distributed throughout the floor plan.

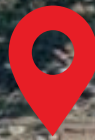


# RaysView

Karura Forest



Novel Academy



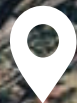
Aga Khan  
School



Sports Club



Siraj Academy



Diamond  
Shopping Centre



Aga Khan  
Hospital



Eastleigh











**Rays View**

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