

Retail Fact Sheet

Flame Tree Park Mall, Thika



The design comprises of 29,951 square feet of lettable space providing an array of shop spaces ranging from 340 square feet to 12,000 square feet. The centre shall be anchored by Naivas Supermarkets and complimented by other retail outlets trading in fashion, pharmacy, mobile phones, Food Court, medical centre amongst others. All the floors are accessed via two primary staircases flanking the open court yard and a panoramic lift with views towards the open court yard.

Min area, useable:	343 sq ft	Lease Term:	6 years
Building size:	29,951 sq ft	Annual Escalation:	7.5% P.A
Ready for fit out:	1 May 2012	Building complete:	1 July 2012
Retail Rent per sq ft:	Ground Floor – Kshs 120	Retail Rent per sq ft:	First Floor - Kshs 80
Offices Rent per sq ft:	Second Floor - Kshs 70	Offices Rent per sq ft:	Third Floor – Kshs 60
Service charge/sq ft:	Kshs 20	Ready for fit out:	1 May 2012
Promo Fund/sq ft:	Kshs 3	Architects:	Sycum Solutions
Parking ratio:	1:46 sqm	Main Contractor:	EPCO Builders

Please note that useable areas comprise the tenant's actual space

Amenities and Facilities

- Large double volume entrance atrium
- 2 levels of retail space
- One(8-man) passenger panoramic lift
- Fibre-optic connectivity
- ATM facilities
- Full trunking for data/ power/ voice
- Backup Generator
- 24hr Security
- Borehole Water

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