

RESIDENTIAL



## MARIGOLD II

A STATEMENT OF ARRIVAL

Purple Dot International presents a stunning collection of 89 exquisite townhouses, meticulously designed to be your contemporary oasis.

## General Information

### Location

Located in Langata, directly opposite the Wilson Airport, on Langata link road and in close proximity to Karen, 5 mins from southern bypass and 20 mins to CBD, With its secure, duplex four-bedroom townhouses and exclusive triplex four-bedroom townhouses, Marigold II calls to the city dweller looking for the vibrancy of city life seamlessly blended with the calming serenity of stunning airport views.

### Proximity to:

- Opposite the Wilson airport from Langata link road
- 2 Minutes' drive from Westpark police station.
- 15 Minutes drive to the Galleria shopping mall





## Features

- Exclusive Clubhouse
- Gym & Steam Room
- Swimming Pool
- 3 dedicated parking slots per unit & visitors parking
- Common underground water tank
- Borehole water & Council Water
- Solar Water Heating System
- Solar streetlights
- Pressurized water system
- Backup generator
- Guard House & Security System
- Intercom Facility
- CCTV Surveillance
- Common refuse collection



Marigold II  
Estate Layout plan



# INTRODUCING

## Marigold Duplex Townhouses

The property's functional yet aesthetic design is inspired by contemporary suburban lifestyle with a penchant for an elegant yet warm, family environment.

The designers have kept in mind the need for customization to suit individual residents with tasteful finishes, bespoke interiors.

Each residential duplex townhouse benefits from an open plan layout in the living area, complimented by full height sliding doors that create a seamless flow from inside to outside.

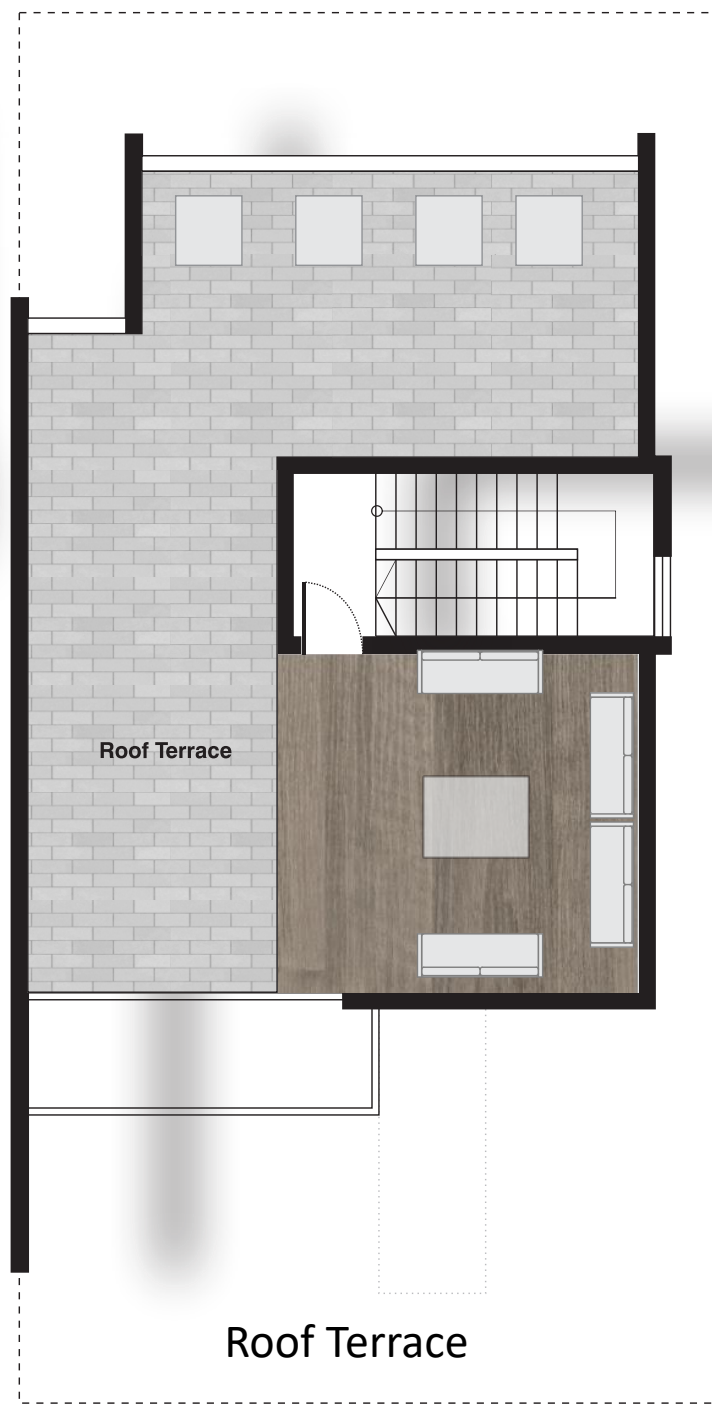


**2,650**  
SFT/246SQM  
LIVING SPACE

|                      |               |
|----------------------|---------------|
| All Ensuite Bedrooms | 4             |
| Bathrooms            | 5             |
| Parking Slots        | 3 Car Parking |
| Sq Ft                | 2,650         |
| Community            | Langata/Karen |



4 Bedroom  
Duplex Townhouse  
(G+1)  
Unit Floor Plan



4 Bedroom  
Duplex Townhouse  
(G+1)  
Unit Floor Plan





## Marigold II Triplex Townhouses

Crafted for the modern suburban lifestyle, our triplex townhouses offer a blend of functionality and luxury. Featuring bespoke interiors and tasteful finishes, each residence is designed for customization to suit your unique preferences.

Enjoy an elegant yet warm ambiance with an open-plan living area that seamlessly connects to the outdoors through full-height sliding doors. Experience the convenience of a home office, two master bedrooms with walk-in closets, and a cozy family room, all meticulously designed to elevate your living experience.



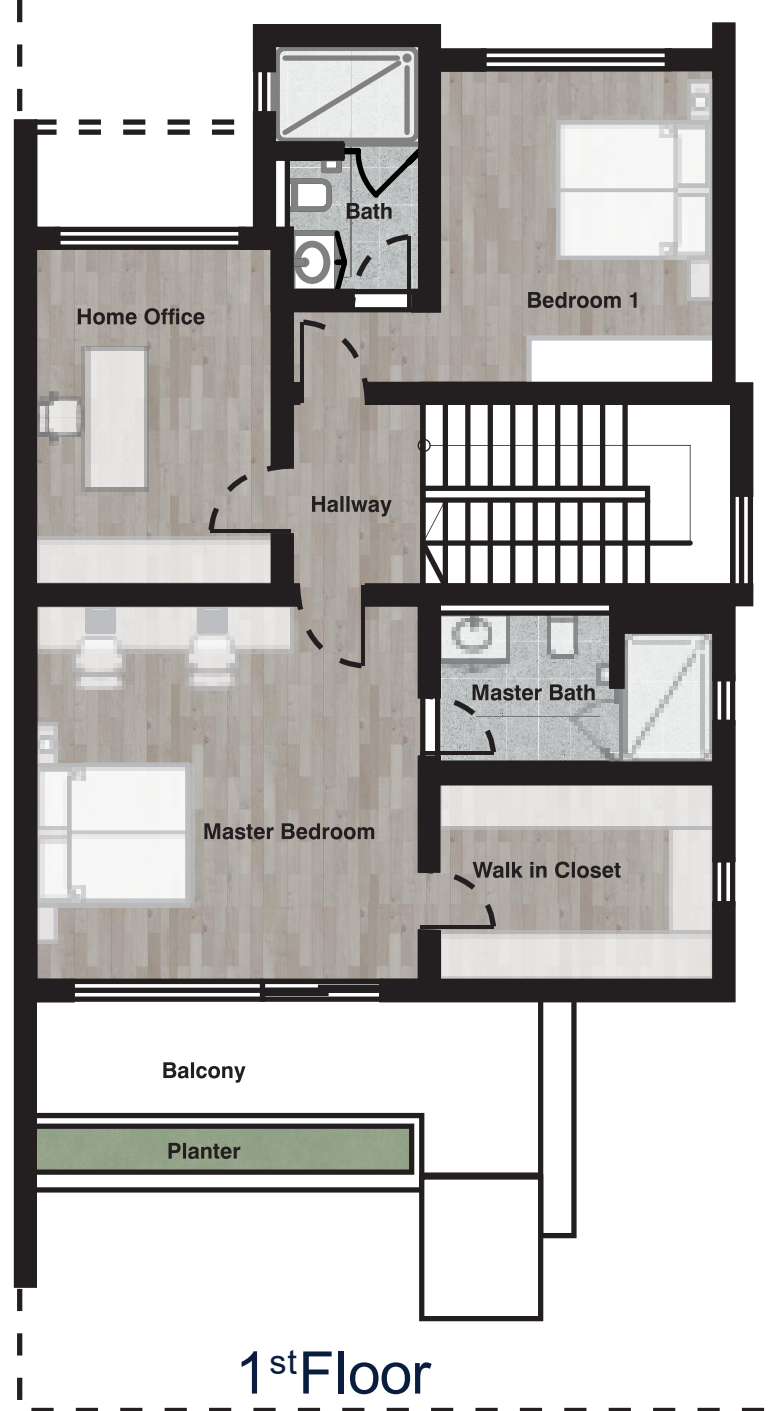
**3,750**  
SFT/350SQM  
LIVING SPACE

|                      |               |
|----------------------|---------------|
| All Ensuite Bedrooms | 4             |
| Bathrooms            | 6             |
| Parking Slots        | 3 Car Parking |
| Sq Ft                | 3,750         |
| Community            | Langata/Karen |



Ground Floor

DRIVEWAY

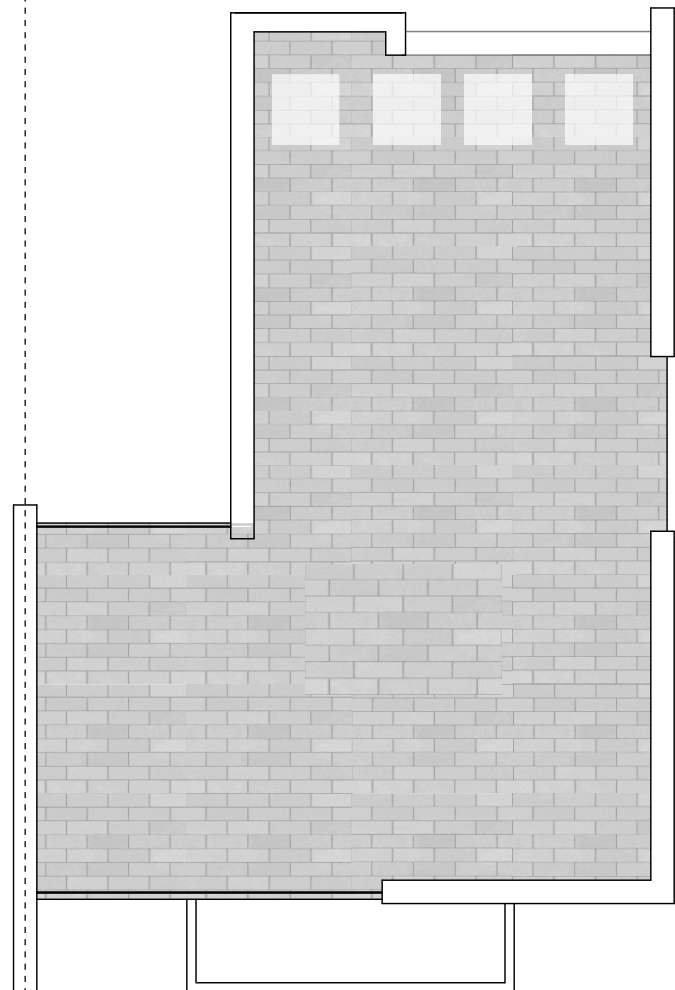


1<sup>st</sup> Floor

4 Bedroom  
Triplex Townhouse  
(G+2)  
Unit Floor Plan



Second Floor



Roof

4 Bedroom  
Triplex Townhouse  
(G+2)  
Unit Floor Plan



## FREQUENTLY ASKED QUESTIONS

### How Do I Purchase My Unit?

- Pay 20% of final purchase price as deposit on signing sale agreement
- Pay balance as agreed with Developer (payment plan or mortgage via finance partners/bank)

### Townhouse Prices:

#### Option 1 (Installment plan)

**4BR Duplex** : 34.8M

**4BR Triplex townhouse**: 42.8M

(20% deposit, 70% during construction period, 10% on completion)

#### Option 2 (Cash)

**Duplex 4BR** : 31.5M

**4BR Triplex townhouse**: 36.9M

(20% deposit, 70% within 90 days, 10% on completion)

#### Option 3 (Mortgage terms/ on completion)

**Duplex 4BR** : 38.8M

**4BR Triplex townhouse**: 48.7M

(20% deposit, 80% on completion)

\*Plots with Extra land: additional **KES 35000 per sqm**





# MARIGOLD II

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