





## THE ULTIMATE LIVING EXPERIENCE

Towering elegantly within Addis Ababa's most vibrant urban precinct, The Pavilion brings a level of sophisticated style unseen in the area to the culture of city living. Sitting on a quarter acre and hosting 50 luxury residences of 1, 2 & 3 bedroom and penthouses, the pavilion is designed and tailored to exceed expectations.











## LUXURY IN EACH DETAIL

### Three bedroom Apartment : 1841 Sq.ft

- Fully fitted kitchen that has the option of opening up to a multi-purpose utility area.
- Spacious lounge – dining room that opens up to the sweeping terrace.
- Two brilliantly lit en-suite bedrooms with ample closet space.
- Very spacious master suite bedroom
- Guest cloakroom
- Ample parking space available







## THE APARTMENT COLLECTION

### **One-bedroom Apartment : 840 Sq.Ft**

- Open plan kitchen, lounge and dining room that opens onto a wonderful terrace
- Spacious bedroom with ample closet space
- Cloakroom
- Ample parking space available

### **Two bedroom Apartment : 1324 Sq.Ft**

- Open plan kitchen, lounge and dining room that opens onto a wonderful terrace
- Master suite with ample closet space.
- Multi-purpose utility area accessed from the kitchen
- Guest cloakroom
- Ample parking space available





## RESIDENTS LIFE

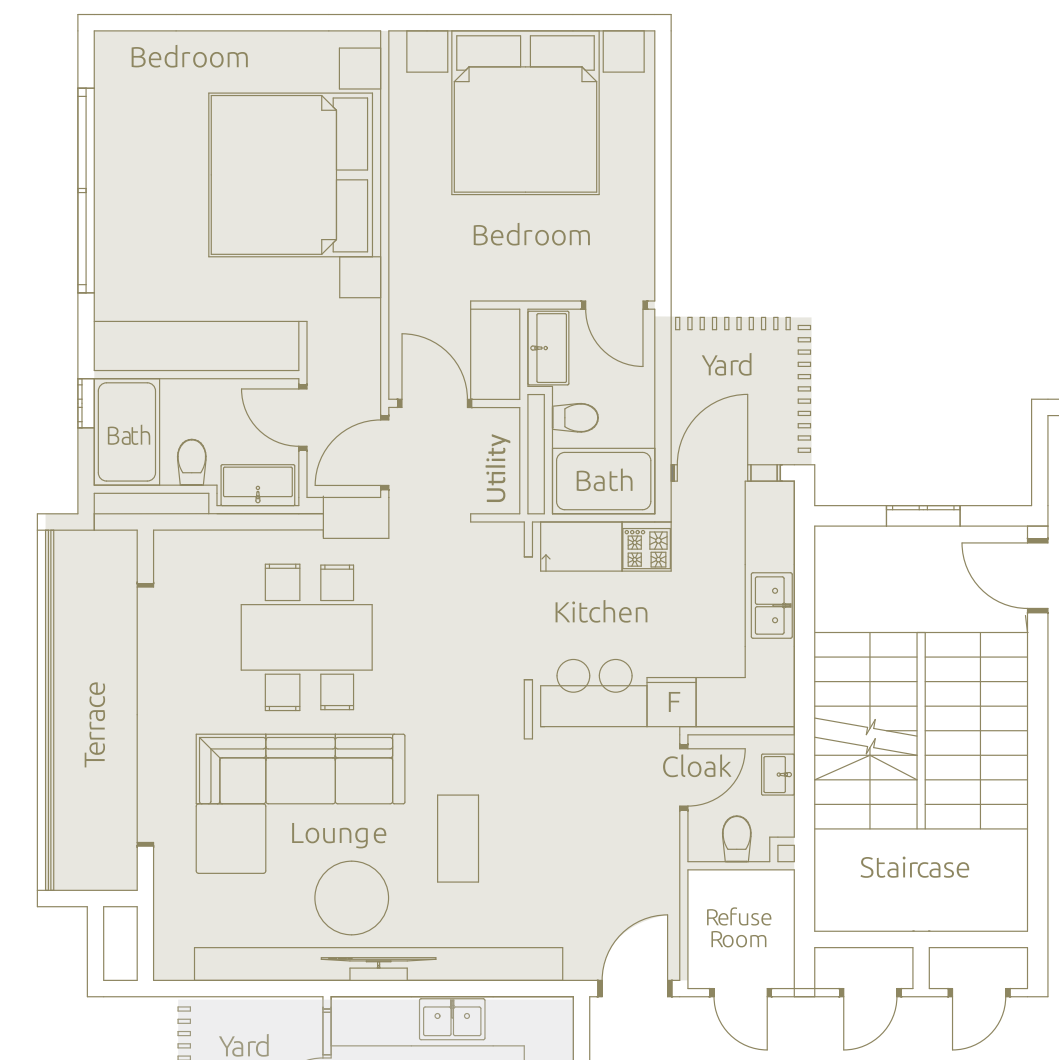
The Pavilion offers a luxury lifestyle and high end amenities.

- Swimming Pool
- Residents Sky Lounge
- Fully equipped gym
- Landscaped Gardens
- Roof terrace

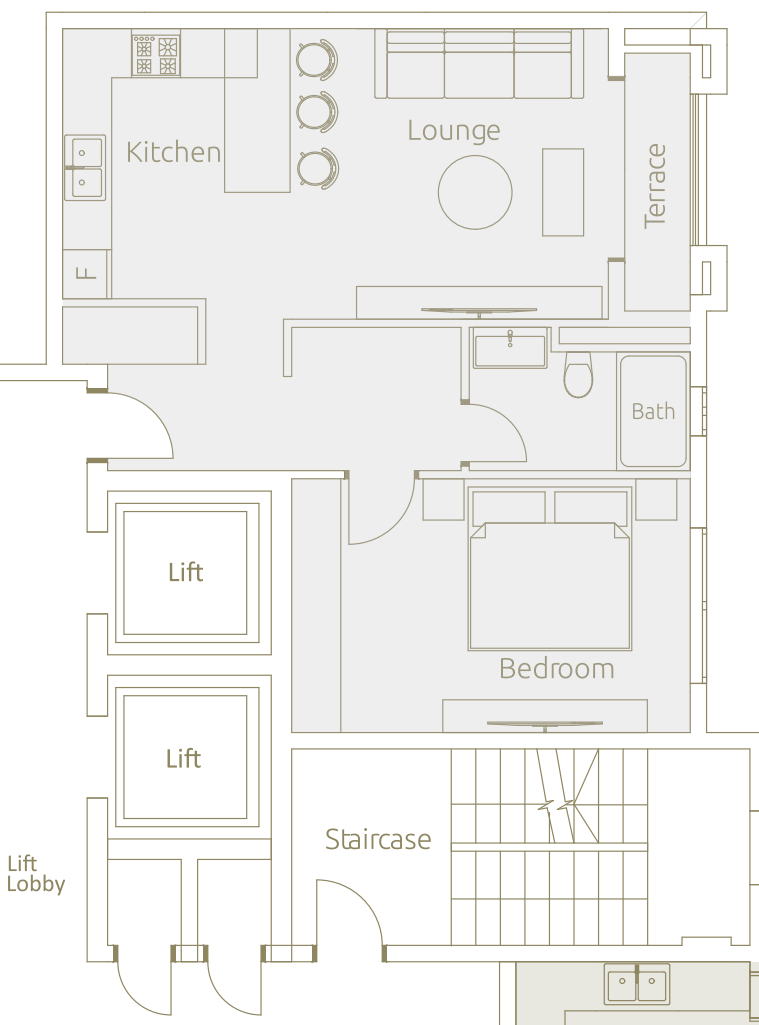




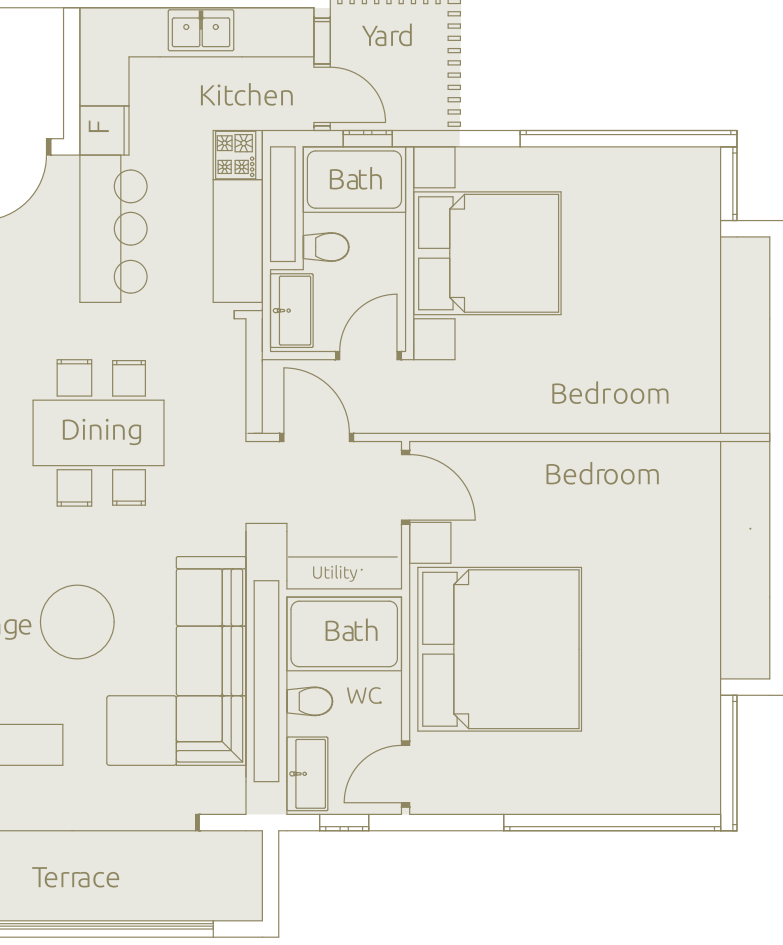
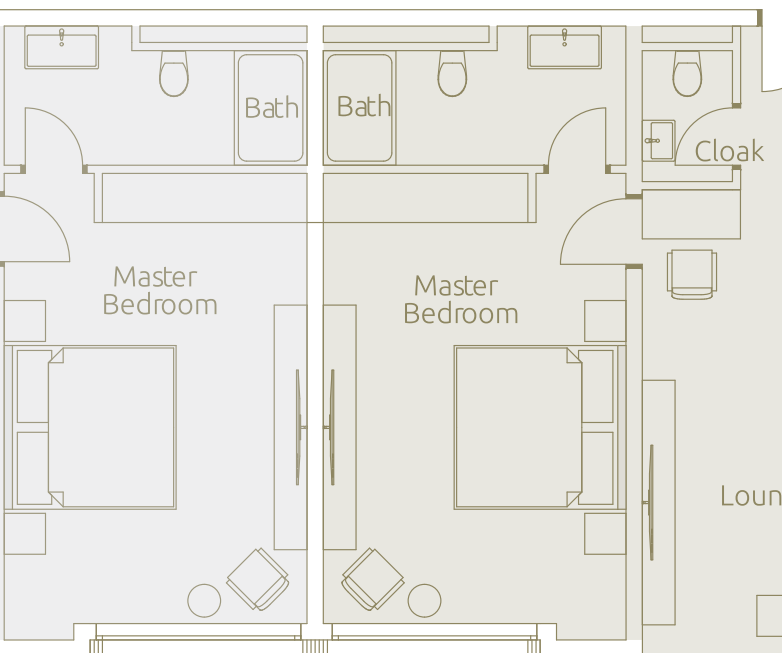
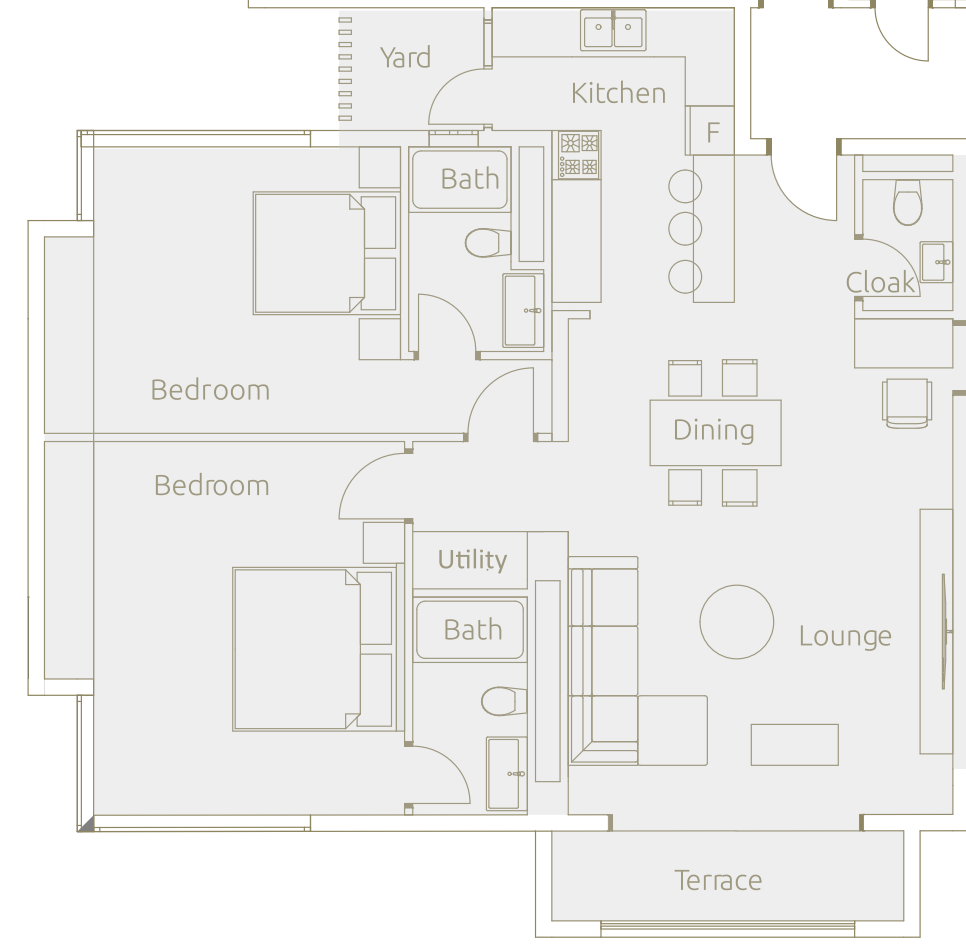
**02**  
2 Bedroom Apartment  
1324 Sq.Ft



**03**  
1 Bedroom Apartment  
840 Sq.Ft



**01**  
3 Bedroom Apartment  
1841 Sq.Ft



**04**  
3 Bedroom Apartment  
1841 Sq.Ft

**04**







## PENTHOUSE COLLECTION

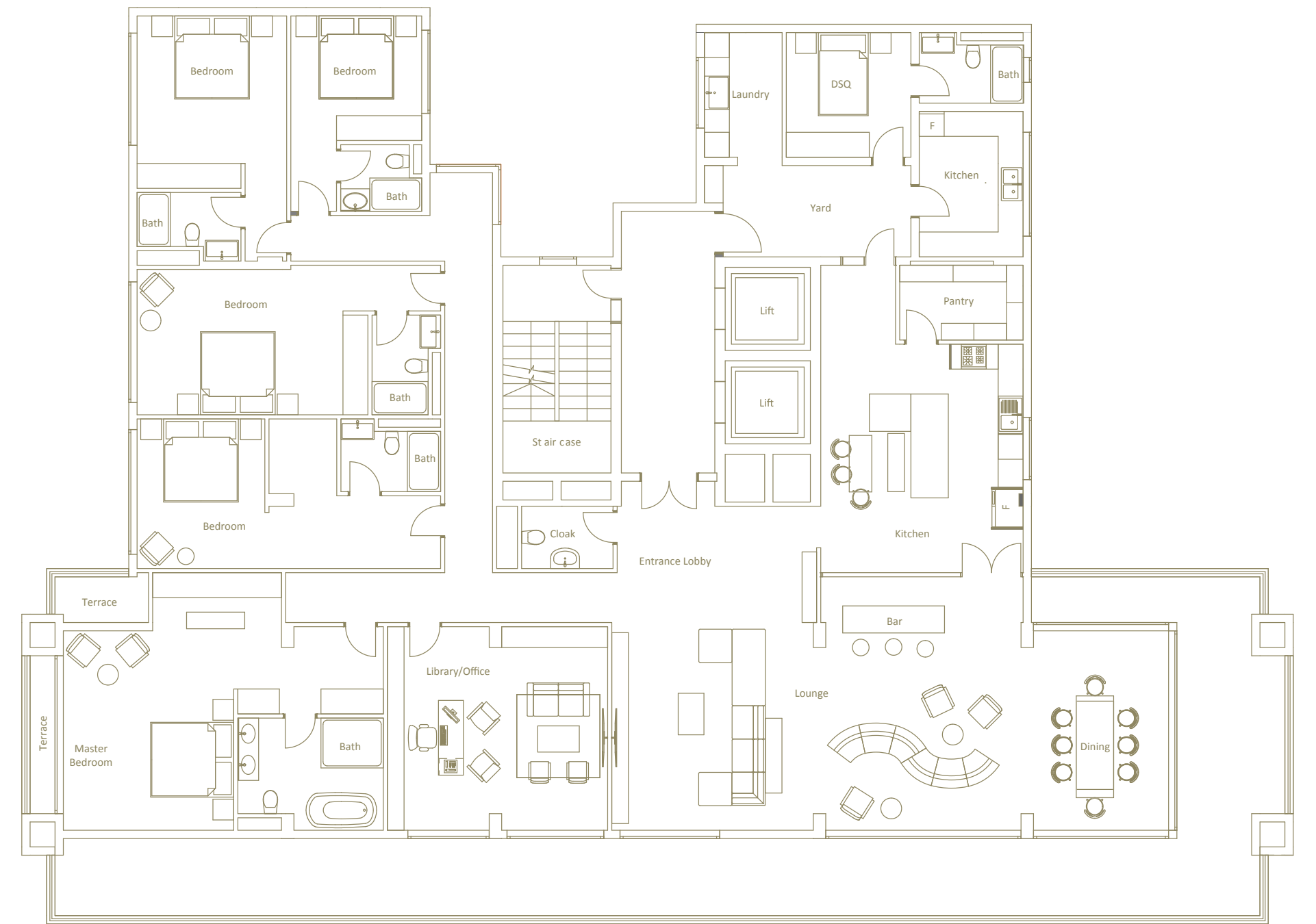
Crowning the development in a luxury array of beautifully designed spaces is the astounding Pavilion penthouse

5845 Sq.Ft

- 5 En-suite Bedrooms with a featured master suite.
- Two bespoke lounges and a dining accompany a luxury mini bar detail
- A home office & library offers a perfect working enclave.
- A large formal kitchen with adjacent walk in pantry, second kitchen, yard and staff quarters
- Ample parking space available







5 Bedroom Penthouse  
5845 Sq.Ft





## PRESTIGIOUS LOCATION

Centrally located within Addis Ababa's most vibrant urban precinct, Bole with every contemporary amenity just around the corner, The Pavilion is amidst the city's biggest and best attractions for action and relaxation alike.

### Nearby Surroundings

- 250 meters behind Alem Cinema.
- 300 meters from Friendship Mall
- 400 meters from DH Geda Tower
- 450 meters from March Primary School
- 700 meters from Gibson Youth Academy
- 700 meters from Meskrem Pharmacy
- 700 meters from Bole Full Gospel Believers Church
- 800 meters from Addis Cardiac Hospital
- 800 meters from JPS Church
- 2.50 kilometers from Bole International Airport
- 3.40 kilometers from Addis Ababa Sports Complex





## INVESTOR POTENTIAL

The Pavilion is set to be a front runner in the lucrative Addis Ababa property market. Styled with international luxury design and located in the heart of the city, The Pavilion will have an advantage of attractive rental returns and capital appreciation making it an exceptional investment grade asset.



## TEAM

### **Developer**

Canaan Real Estate Development Plc.

### **Main Architect**

Bowman Associates Architects

### **Architectural & MEP Consultant**

Addis Mebratu Consulting Architects and Engineers

### **Structural Design Consultant**

JCB Consult Plc

### **Interior Design**

Lehem Interiors

### **Exclusive Sales Agents:**

ETHIO-EAGLE

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THE Pavilion

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