

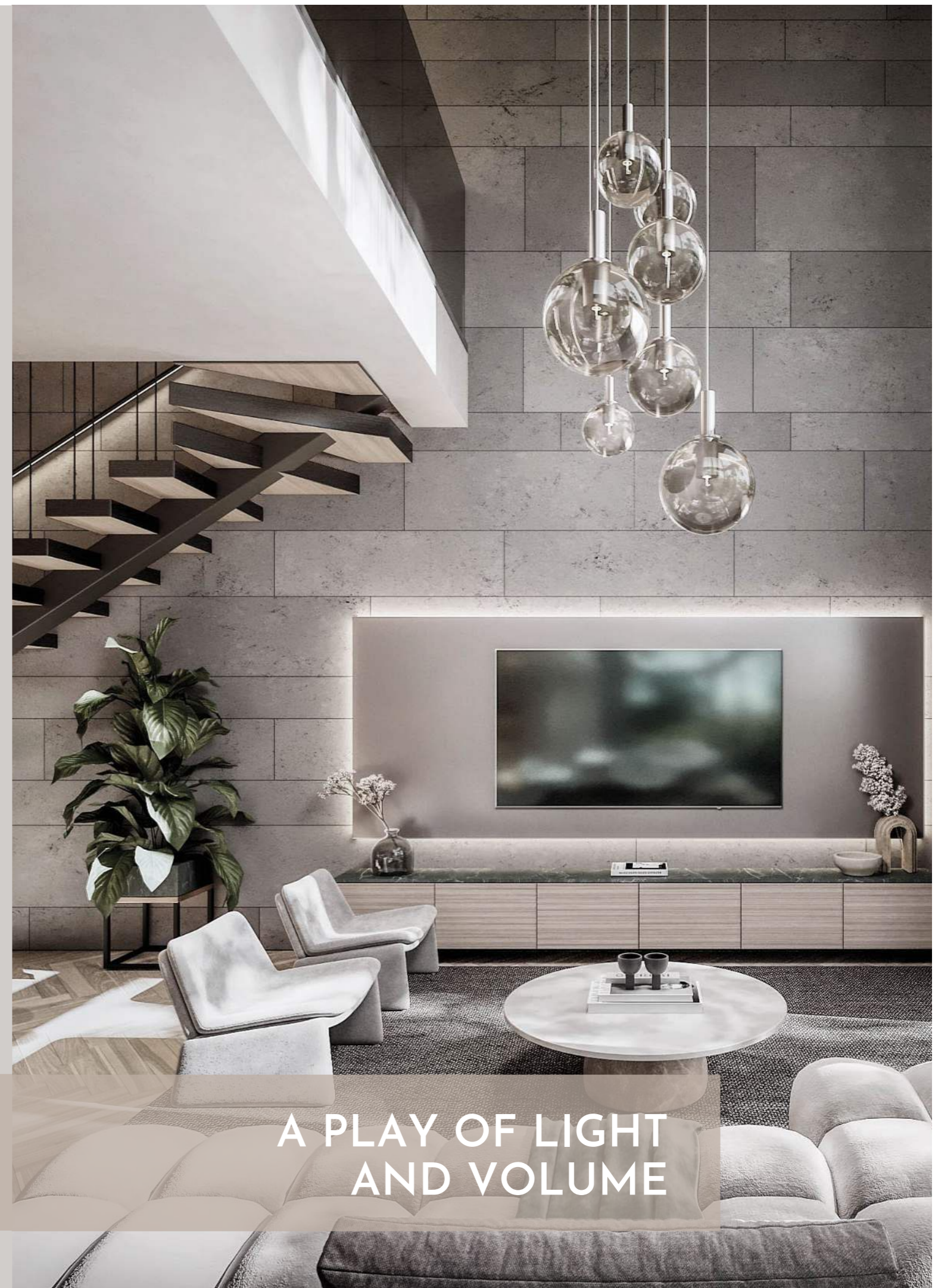


AURA

RIVERSIDE



Aura is a unique 20 story collection of masterful one and two bedroom duplexes nestled along the tranquil edge of Riverside Lane, off Riverside Drive. In an ode to luxury, each duplex apartment inhabits two levels allowing the play of light and volume to create indulgent experiences from an exclusive vantage point.



A PLAY OF LIGHT
AND VOLUME



ONE BEDROOM DUPLEXES



Aura's one bedroom duplexes transcend the parameters of typical apartment design with double volume spaces in the living areas bathed in dappled light. The bedroom area is suspended over the living room in a breathtaking connection with the spaces below.



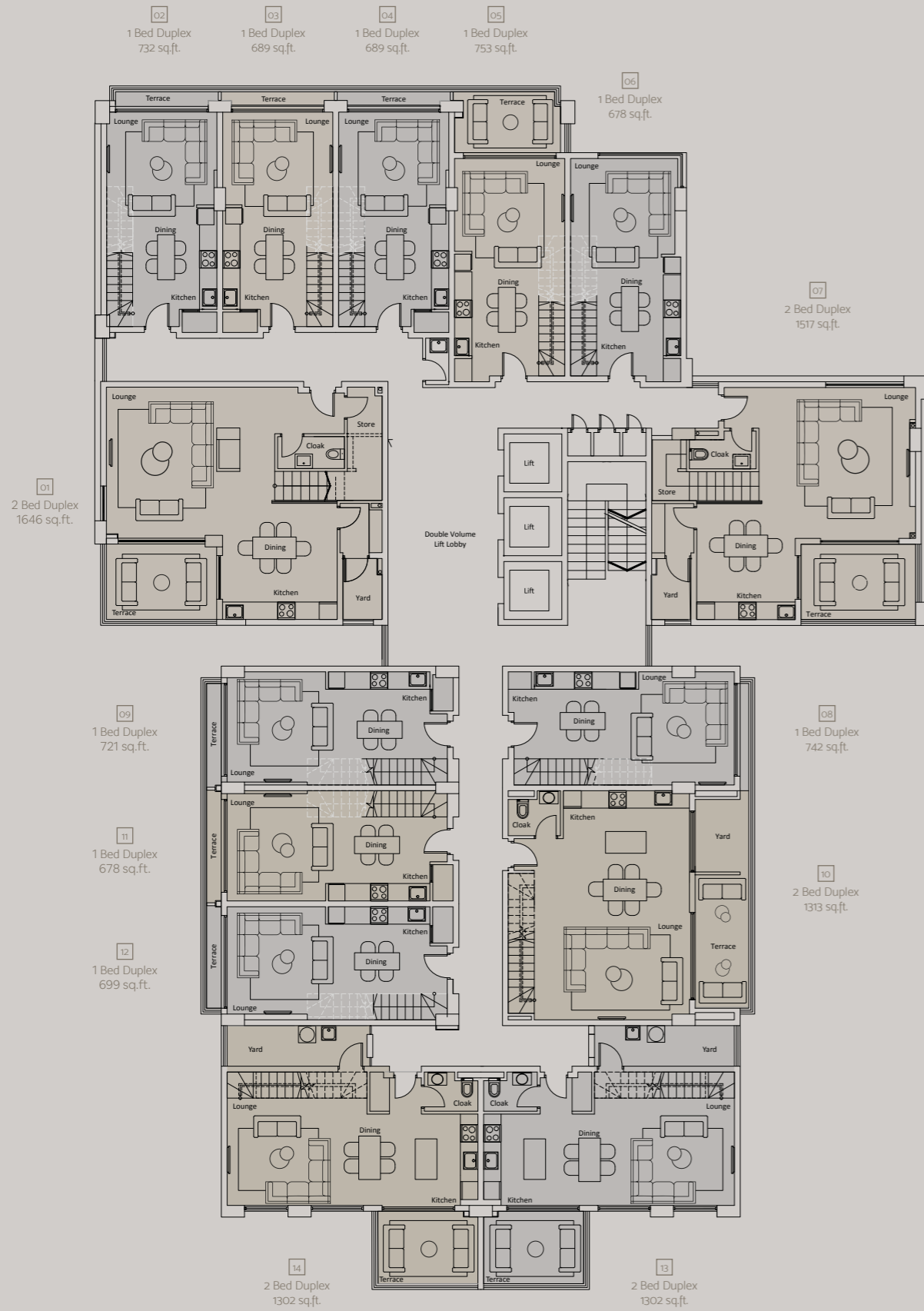


Each two bedroom duplex inhabits two levels connected by a statement stairway, mirroring the comfort of a little home yet enjoying elevated panoramic views. Bedrooms boast rich, bright and airy spaces with large glazing to provide picture perfect backdrops.

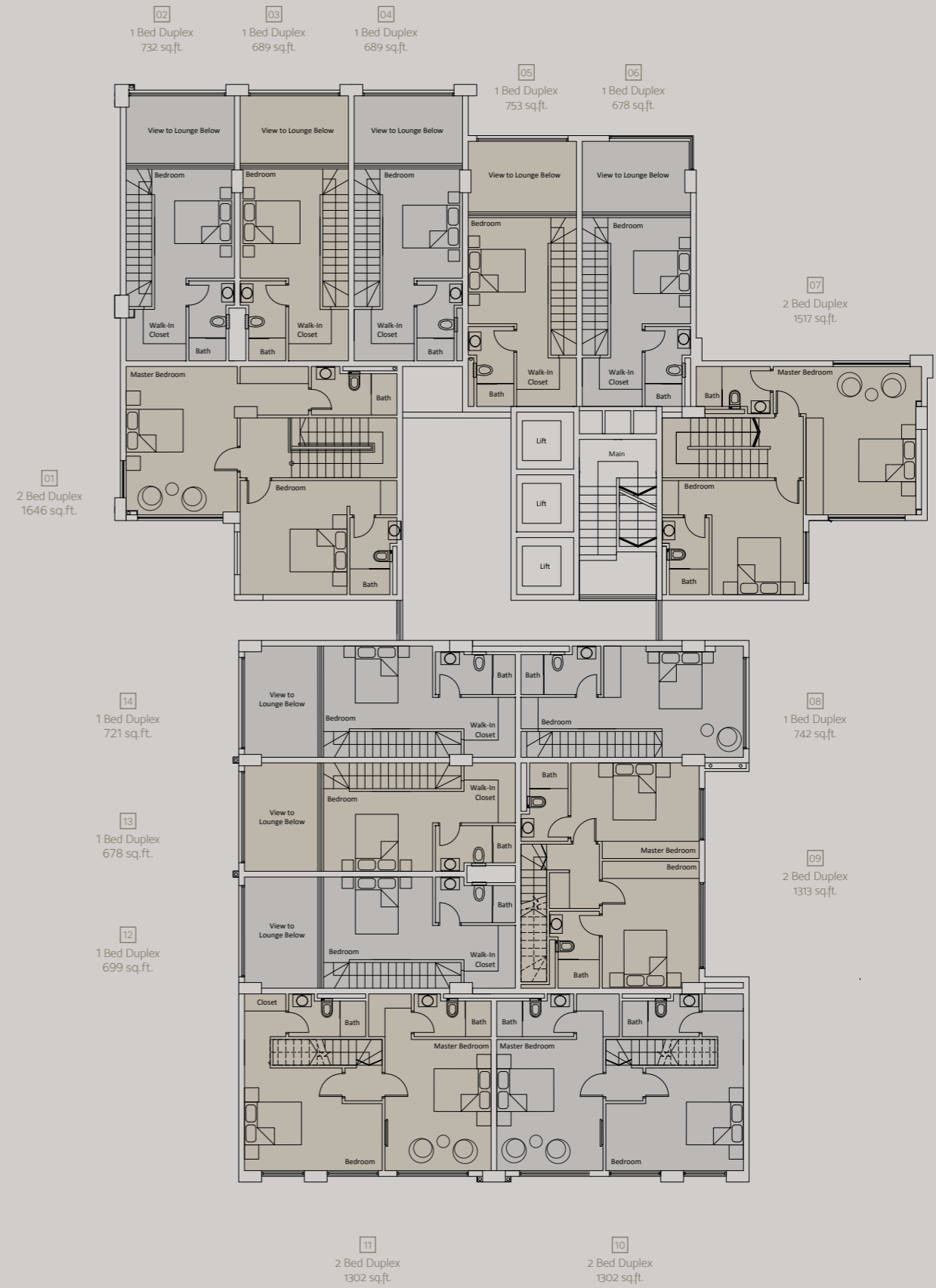


TWO BEDROOM DUPLEXES





DUPLEX LOWER LEVEL LAYOUTS



DUPLEX UPPER LEVEL LAYOUTS



A ROOFTOP OASIS



Floating high above the river and fronting forested suburban landscapes on level 21, Aura offers an opulent infinity edge swimming pool, fully fitted gym, resident's lounge, mini cinema and decked seating terraces to treat residents to an impressive rooftop experience.



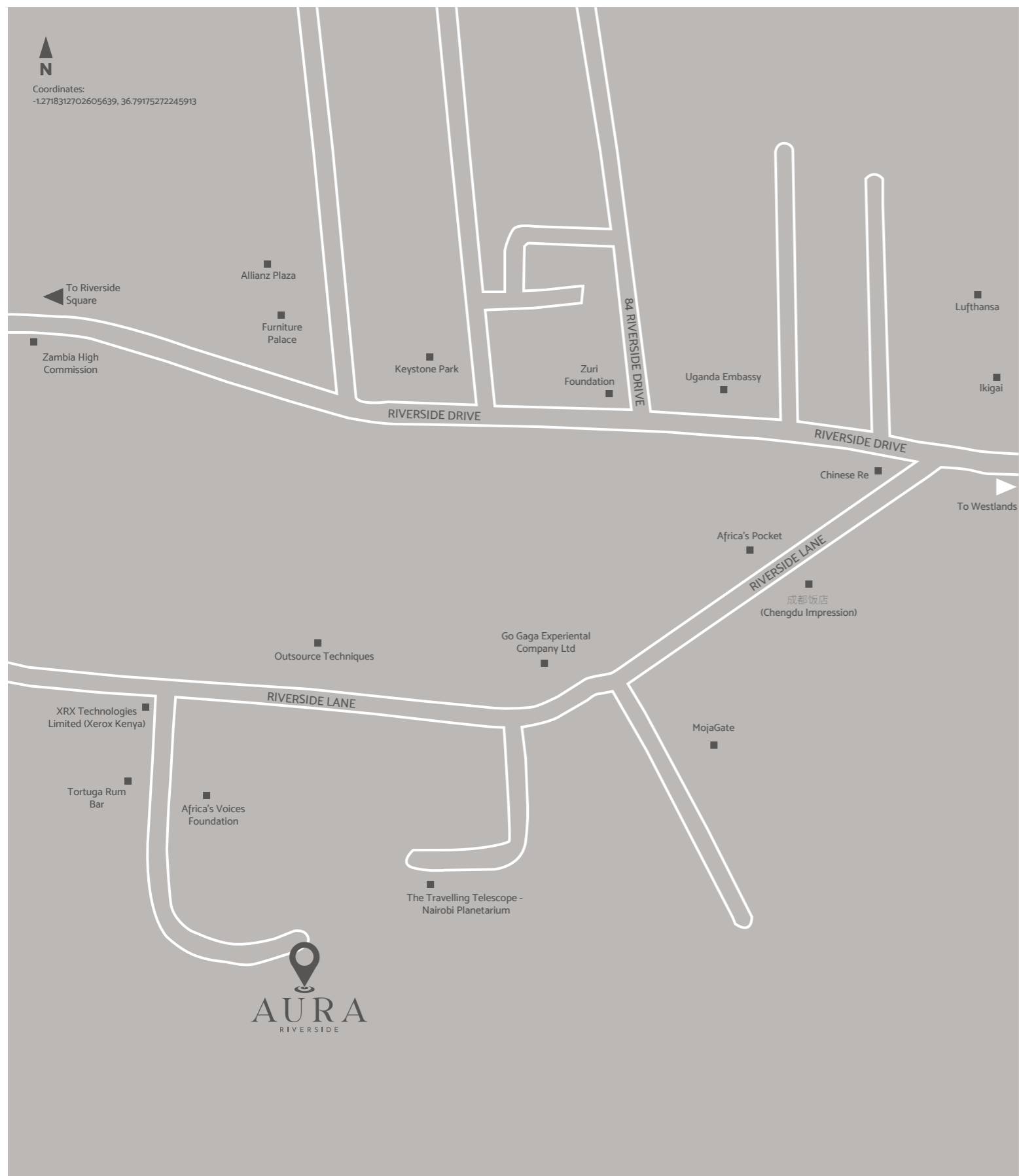


- Infinity Swimming Pool
- Residents' Lounge
- Fully Fitted Gym
- Mini Cinema
- Rooftop Outdoor Seating
- Borehole Water Supply
- Back-up Generator
- High Speed Lifts
- CCTV Surveillance
- Internet Connectivity
- SMATV
- Video Intercom
- Access Control
- Electric Fence
- Manned Security at Entrance

ELEVATED ELEMENTS



Coordinates:
-1.2718312702605639, 36.79175272245913



A RARE OPPORTUNITY

Aura's daring duplex designs offered in close proximity to Westlands yet embraced by the natural charm of Riverside Lane presents an investor with an opportunity to own a property that is hard to duplicate - in locale and in design flare.

DEVELOPER PROFILE



Canaan Developers Limited is a subsidiary company of Canaan Group of Companies, a multinational group operating across Africa in construction, property and infrastructure development. Canaan Developers seek to reflect advancement in design, technology and execution and currently have the following portfolio of projects in East Africa.

Grand Riverside
Riverside Drive

Volaire
Off Brookside Drive, Westlands

Escada
Lantana Road, Westlands

719 Springs
Mzima Springs Road, Lavington

Moments
Mzima Springs Road, Lavington

Reflections
Lavington

Altura
Argwings Kodhek Road, Upperhill

The Pavillion
Bole, Addis Ababa, Ethiopia

PROJECT TEAM

Architect
Bowman Architects

Interior Designer
Lehem Interior

Lawyers
MMA Advocates

Development Consultants and Exclusive Selling Agents



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Property Reference No: 2313

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