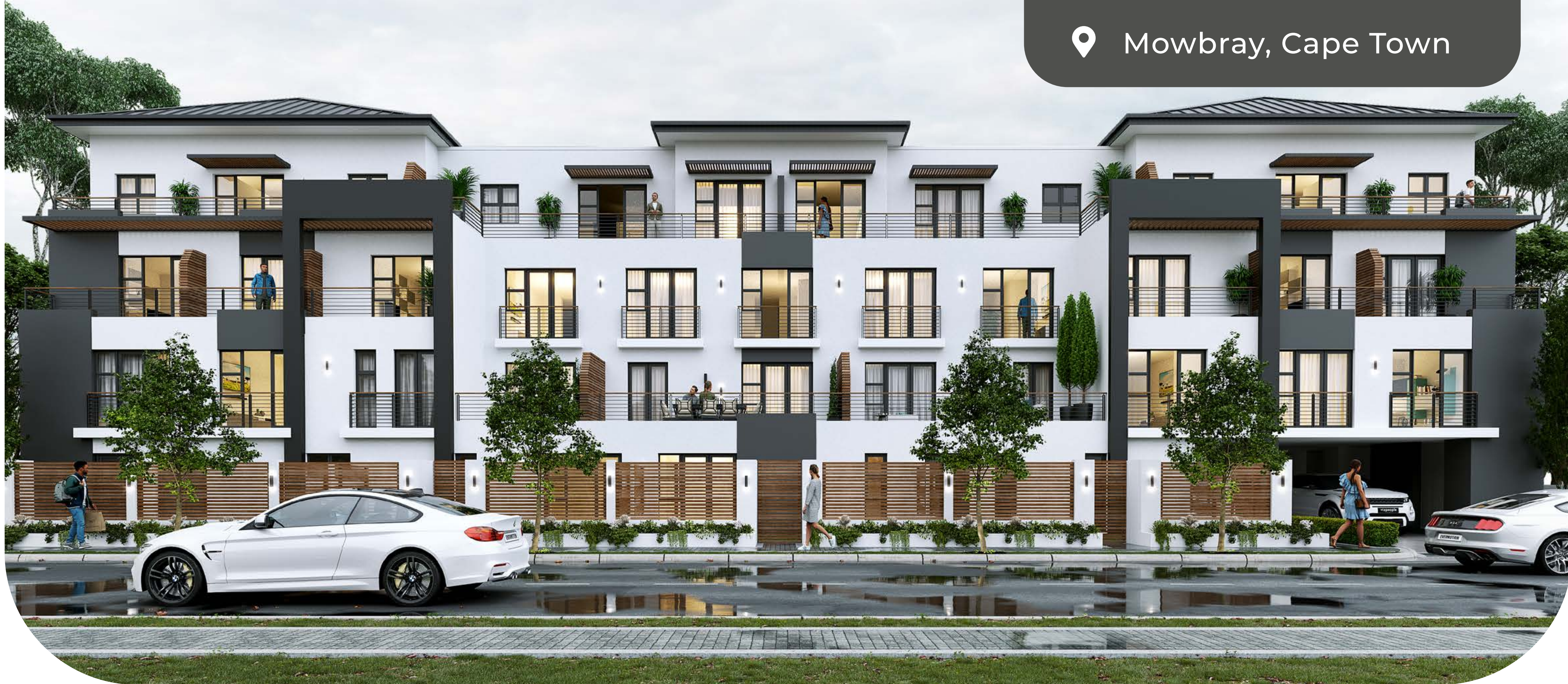




Mowbray, Cape Town



Great Investment
ENDLESS OPPORTUNITIES

THE
KINGSLEY
LUXURY APARTMENTS



Incredible
IS THE BOTTOM LINE

1 Bed | 1 Bath Apartments
FROM R1,199,000

 Mowbray, Cape Town

THE
KINGSLEY

You have permission to get carried away at the thought of The Kingsley's luxury design apartments right at the heart of Cape Town's Southern Suburbs.

It's OK to rub your eyes as you awaken to the dream of stylish, secure rental property just 750m from UCT main campus and a heartbeat from the UCT medical campus, the CBD, and Amazon's headquarters. Within easy distance of the Mother City's hippest hangouts and sun-kissed beaches, and with sensational mountain views too?

It's real. If you blink, the remaining 6 units will be gone!



THE
KINGSLEY



Exceptional **AESTHETIC DESIGN**

Meticulous care has been taken with the apartments' designs, from maximising natural light to the phenomenal views. Attention to detail ensures elegant living at its very best.

The East-facing apartments have stunning sunrise views over the Hottentots Holland mountain range and the lush, treed Southern Suburbs.

The Kingsley offers stylish urban living that delights the senses, brought to you by esteemed developer Chris Heunis of Prospect. Enter these light-filled spaces and appreciate the attention to detail and features that breathe luxury and high style.

Apartment

FEATURES & PERKS

- Stylish, quality finishes
- Tiled throughout
- Hans Grohe fixtures
- Smooth engineered-stone surfaces
- Seamless indoor-outdoor connection
- Light and airy feel with stunning views



1 Bedroom



Secure parking bays

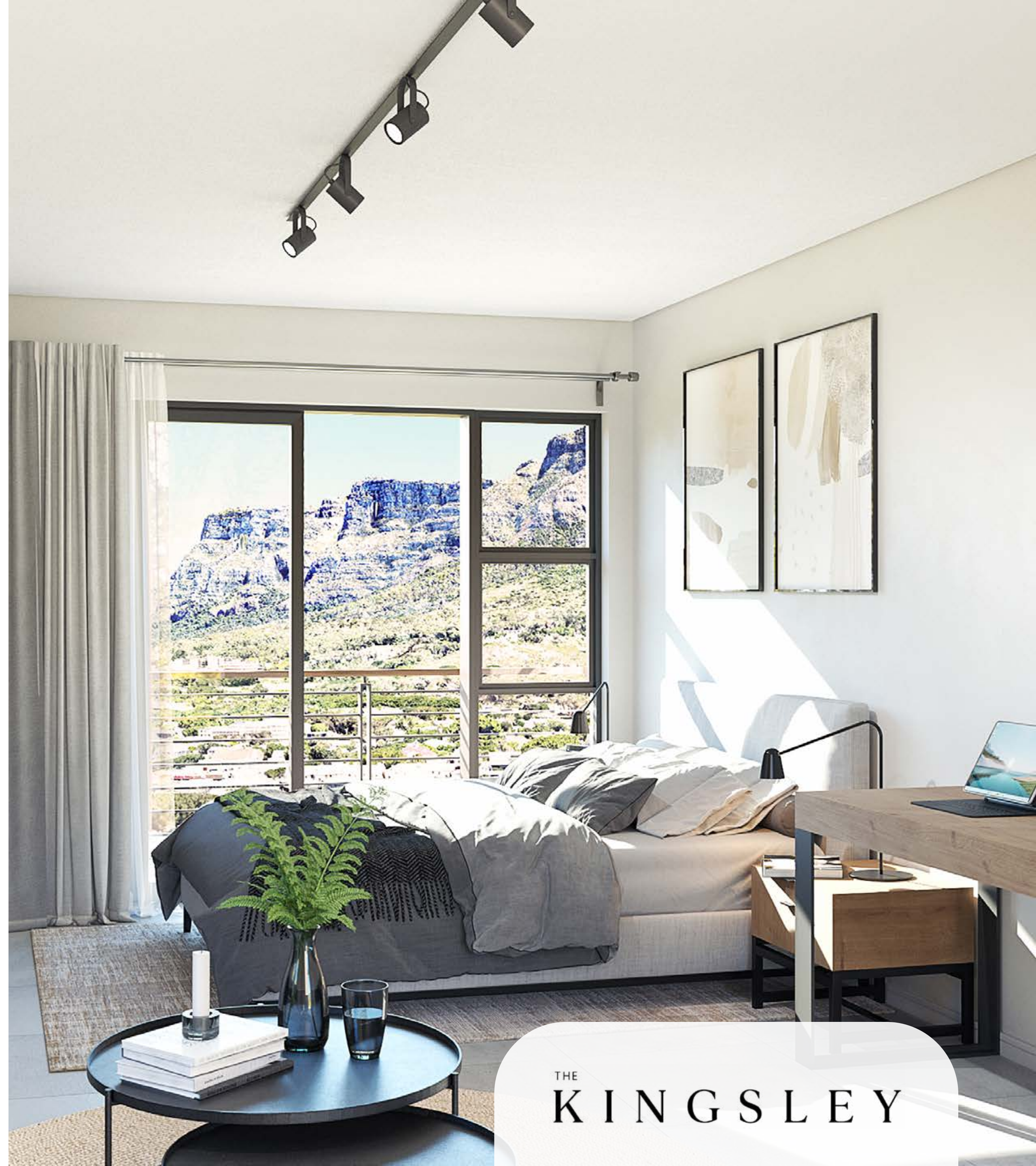


1 Bathroom



21m², 32m², 43m²





THE
KINGSLEY



Development

KEY HIGHLIGHTS

Total peace of mind.

- State-of-the-art, 24-hour manned security
- Electric fencing
- Biometric access controls
- CCTV cameras with off-site monitoring
- Secure parking bays

 Mowbray, Cape Town

Perfectly **POSITIONED**

Open your arms to the sensual embrace of the Mother City, waiting to enchant and excite! The Kingsley is conveniently located to access both UCT and the vibrant charm of Cape Town, voted the world's best city in Time Out 2025.

Table Mountain with its gorgeous hiking and running trails, sun-kissed beaches of Clifton and Camps Bay, the vibe of Sea Point promenade, the buzzing Waterfront, and hip CBD, are all a short drive away.

The Kingsley offers quick access to major freeways, ensuring Cape Town's hot spots, new Amazon headquarters, and international airport are easily accessible. It is the perfect base for life in the city, whether for students or working professionals.





Lifestyle ENHANCEMENTS

- Hoc renam pero nu **verehem em**
- Me nu verehem consupi emodiu
- Qu um **nihiliuutem** interemem

- Hoc renam pero nu **verehem em**
- Me nu verehem consupi emodiu
- Qu um **nihiliuutem** interemem

Excellent

INVESTMENT BENEFITS

- Incredibly high rental demand
- Exceptional pricing for this area
- Only R10,000 deposit secures your unit (refundable if financing is not granted)
- Amazing Section 13 sex tax deductions (for owners of 5 or more eligible properties)

📍 Mowbray, Cape Town



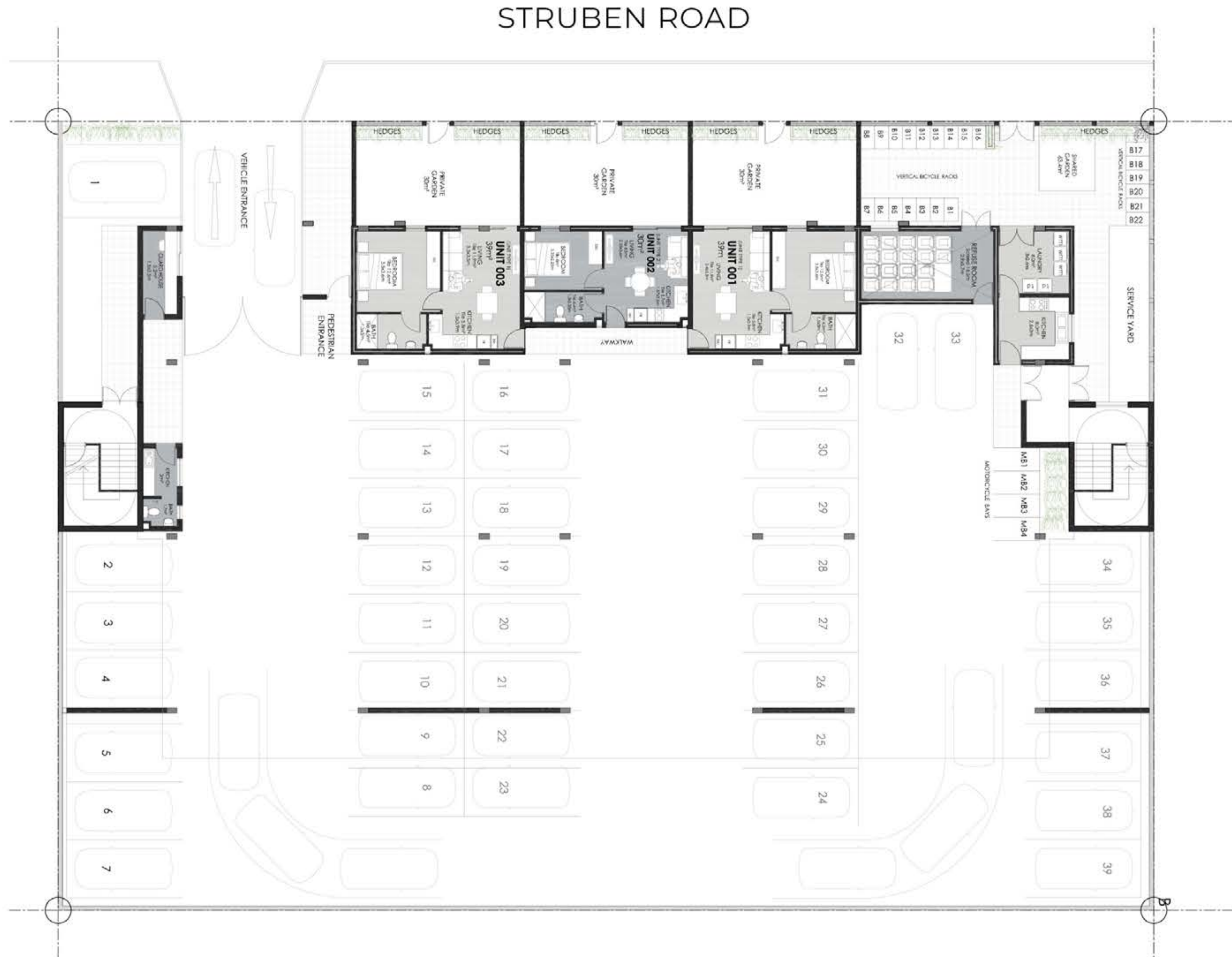


THE
KINGSLEY

Site DEVELOPMENT PLAN

THE
KINGSLEY

GROUND FLOOR



Site DEVELOPMENT PLAN

THE KINGSLEY

FIRST FLOOR

STRUBEN ROAD



Site DEVELOPMENT PLAN

THE
KINGSLEY

SECOND FLOOR

STRUBEN ROAD



Site DEVELOPMENT PLAN

THE
KINGSLEY

THIRD FLOOR

STRUBEN ROAD



Cosy Bedsit

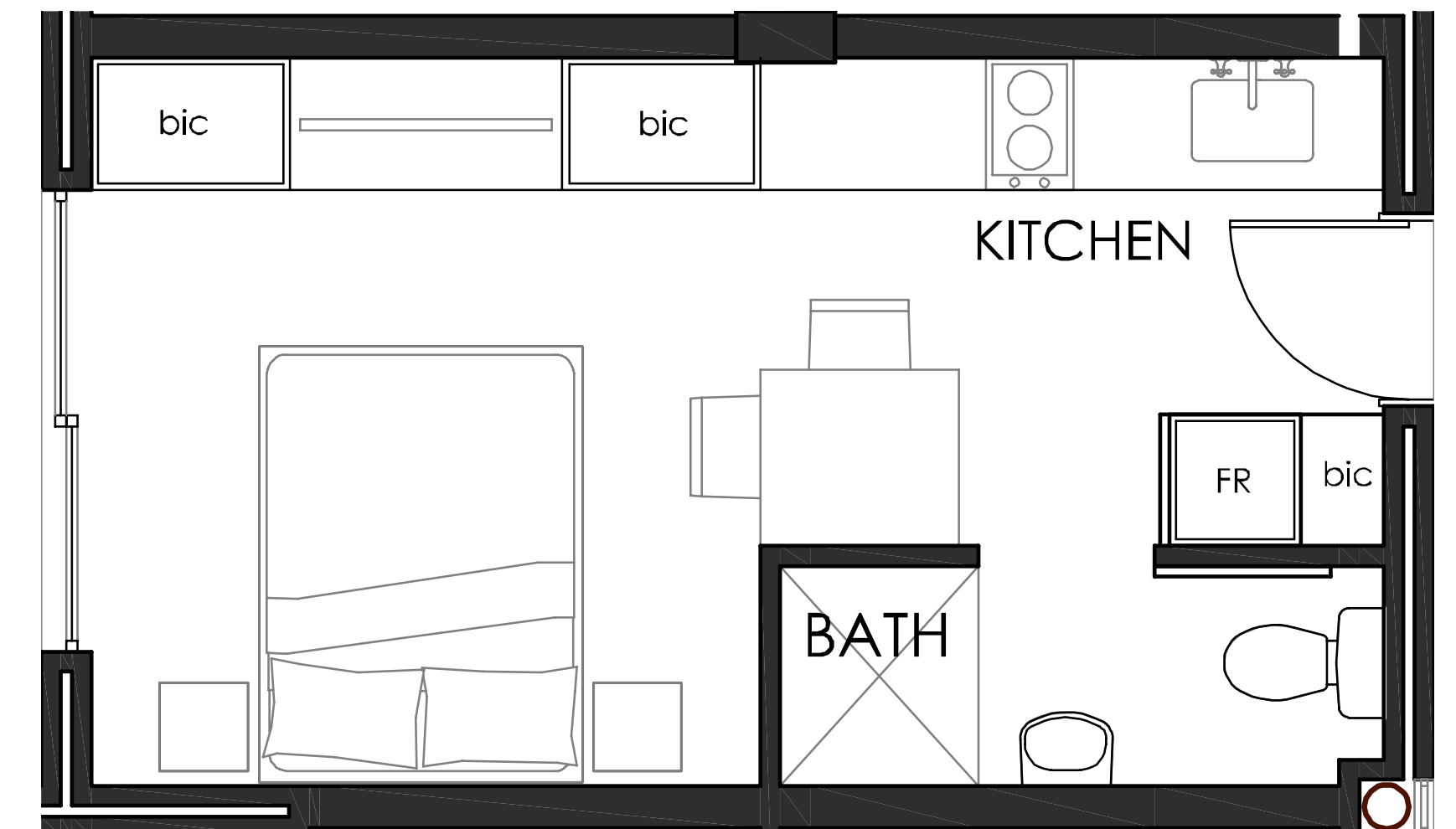
Unit size: _____ **21m²**
Projected monthly rental income from: _____ **R8,500**
Projected monthly bond repayment (30yr @ 10.50%):— **R11,971**
Est. monthly levy: _____ **R630**
Est. monthly property rates (incl. effluent charge): — **R475**

OPTIONAL EXTRAS

1. Secure parking bay (At an additional R100,000)

Studio Apartment (208)

PRICED AT R1,199,000



Luxury Studio Apartment

THE
KINGSLEY

Unit size (incl. balcony): _____ **39m²**

Est. monthly rental income from: _____ **R10,950**

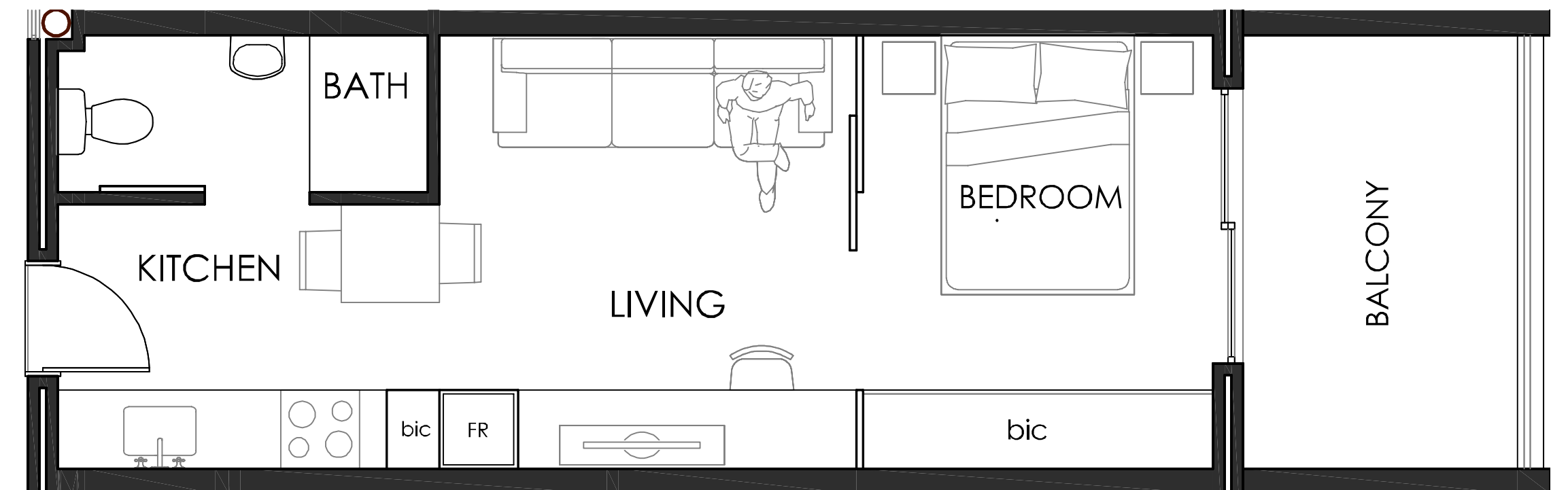
Est. monthly bond repayment (30yr @ 10.50%): _____ **R14,926**

Est. monthly levy: _____ **R1,170**

Est. monthly property rates (incl. effluent charge): _____ **R632**

OPTIONAL EXTRAS

1. Conversion of studio to 1 Bed apartment with partitioner (**R30,000 extra**)
2. Secure parking bay (**At an additional R100,000**)



Studio Apartment (306)

PRICED AT R1,495,000

Spacious Studio Apartments

THE
KINGSLEY

Avg. unit size (incl. balcony): _____ **44m²**

Est. monthly rental income: _____ **R10,950**

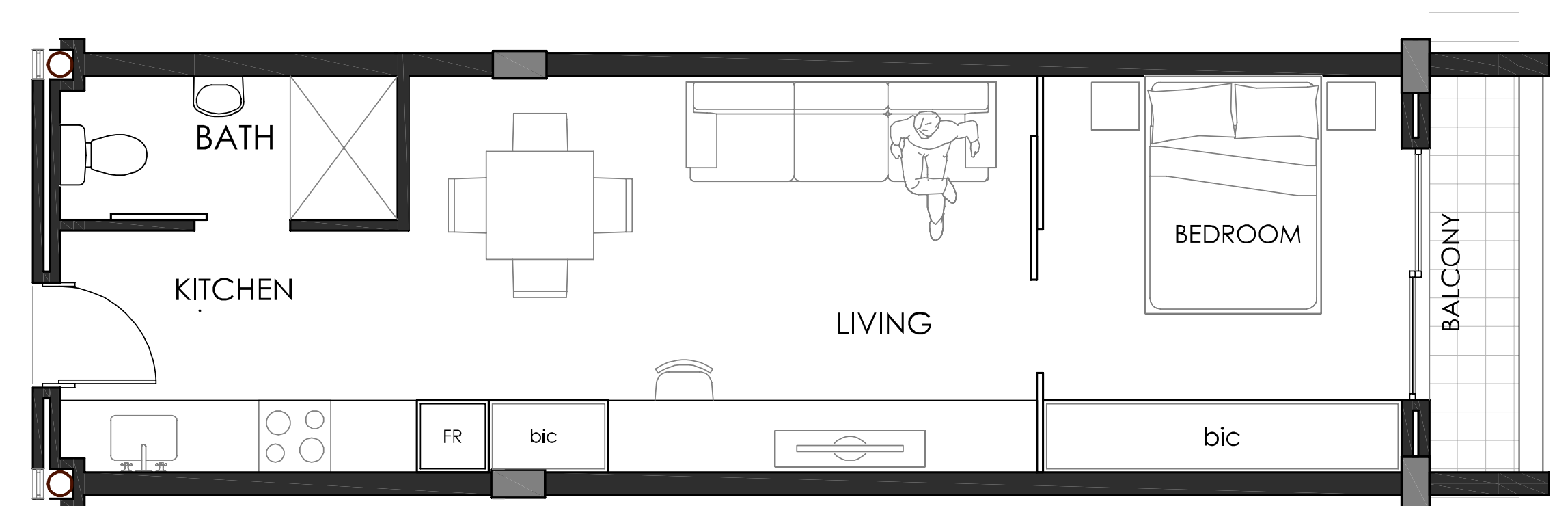
Est. monthly bond repayment (30yr @ 10.50%) from:— **R14,926**

Est. monthly levy: _____ **R1,320**

Est. monthly property rates (incl. effluent charge): — **R632**

OPTIONAL EXTRAS

1. Conversion of studio to 1 Bed apartment with partitioner (**R30,000 extra**)
2. Secure parking bay (**At an additional R100,000**)



Studio Apartments (113, 115, 216, 218)

PRICED FROM R1,495,000



Get in touch
WITH US TODAY!

IGrow is your trusted partner in property investment, helping first-time and seasoned investors achieve financial independence through smart, high-performing property investments.

**WE'RE HERE TO GUIDE YOU EVERY
STEP OF THE WAY.**



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