

AN INNOVATION BY DAIMLER HOMES

CASA-VIVA

37 AVIATION RD, AIRPORT RES. AREA

www.daimlerhomesgh.com



HARMONY WITH NATURE

Ensuring a Seamless Connection
Between Indoor and Outdoor Spaces
while Maintaining Privacy for All Units.



An aerial photograph of a modern residential development. The scene is dominated by lush green trees and vegetation. In the upper right, a multi-story building with a curved facade and balconies is visible. A road runs diagonally across the lower half of the image, with a white car driving on it. Several other cars are parked in a designated area near the building. The overall atmosphere is one of a secluded and green living environment.

HARMONY WITH NATURE

Offering a More Secluded Living Experience.



DAIMLER
HOMES

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CASA





CASA-VIVA

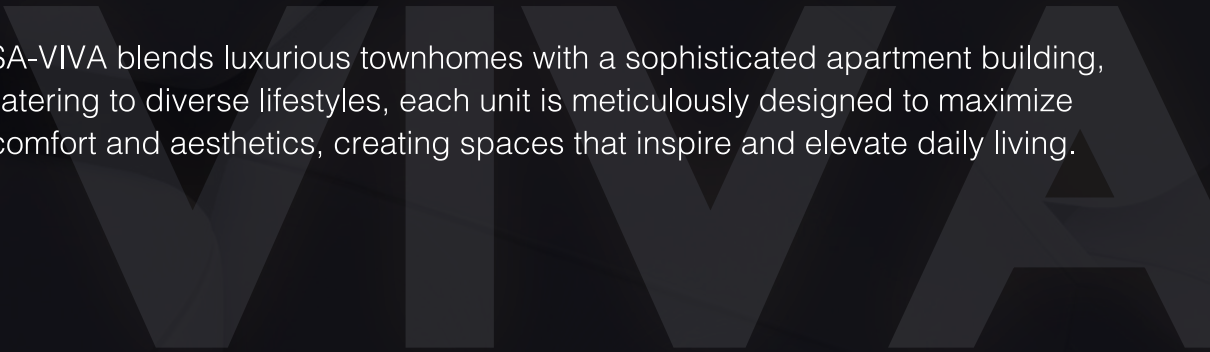


HARMONY WITH NATURE

CASA-VIVA is an exclusive mixed-use community located in Airport Residential, Ghana's most coveted neighborhood. Combining architectural brilliance with natural elegance, CASA-VIVA redefines modern luxury by integrating wood, curves, and greenery into its design, creating a serene oasis in the urban landscape.

Located in the heart of Airport Residential, CASA-VIVA offers unparalleled access to Accra's finest amenities; International schools, world-class hospitals, gourmet restaurants, and high-end supermarkets are all within a 5-minute drive, ensuring ultimate convenience for residents.

CASA-VIVA blends luxurious townhomes with a sophisticated apartment building, catering to diverse lifestyles, each unit is meticulously designed to maximize comfort and aesthetics, creating spaces that inspire and elevate daily living.





HARMONY WITH NATURE

Contemporary Living Redefined,
A Blend of Urban Luxury & Nature

HARMONY WITH NATURE

The New Standard of Modern Living



APARTMENT INTERIORS

Enhancing the Sense of Understated Luxury.



APARTMENT INTERIORS



APARTMENT INTERIORS

Majestic on a Whole Other Level,
This is What Vibrant Aspirations Look Like.

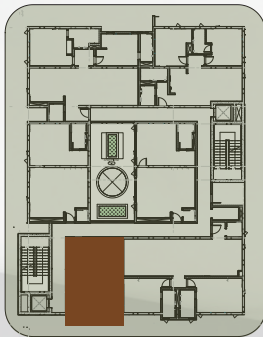


FLOOR PLAN HIGHLIGHTS

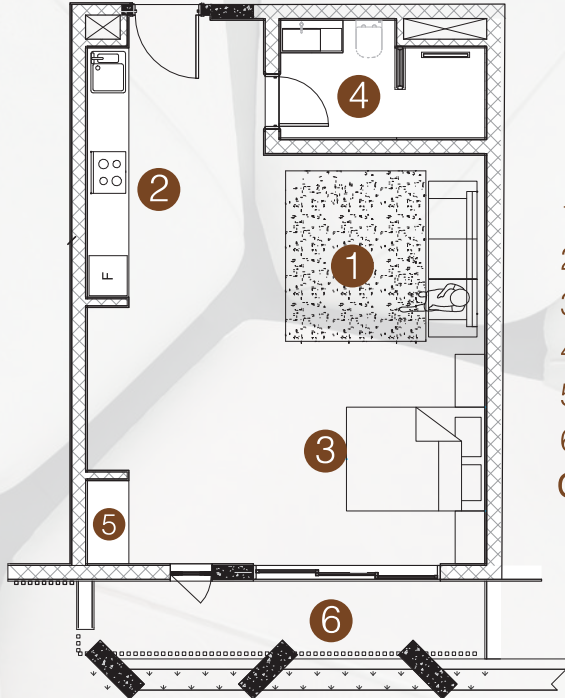
STUDIO APTS.

SECOND - FOURTH FLOORS

Back View



Front View



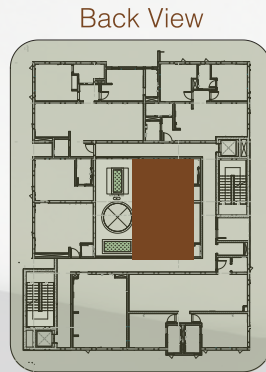
1. LIVING AREA
2. KITCHEN
3. BEDROOM AREA
4. WASHROOM
5. CLOSET
6. BALCONY

GROSS AREA - 50SQM

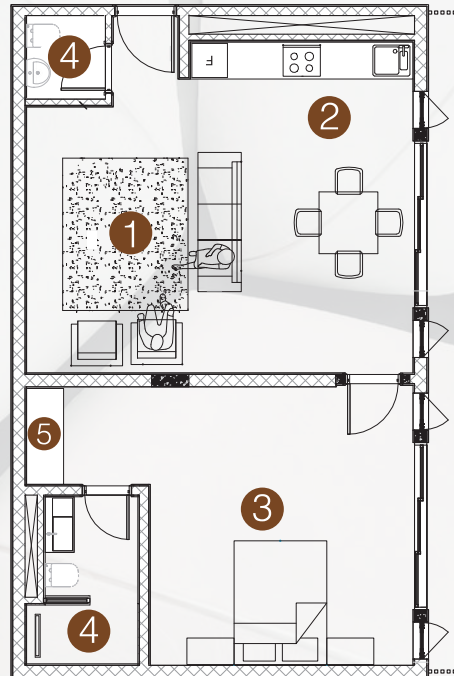
FLOOR PLAN HIGHLIGHTS

ONE BEDROOM APTS.

SECOND - FOURTH FLOORS



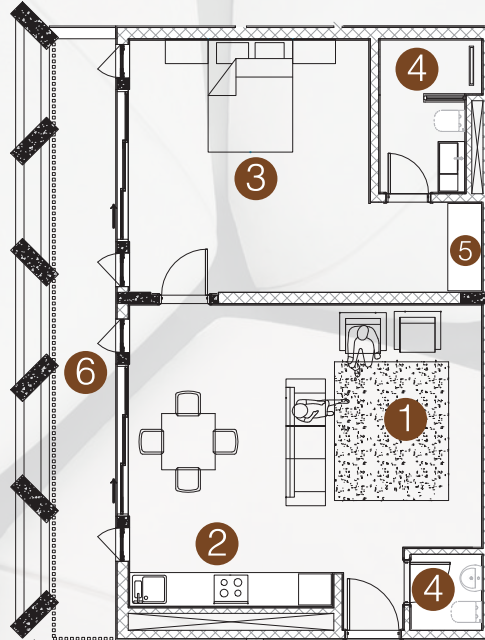
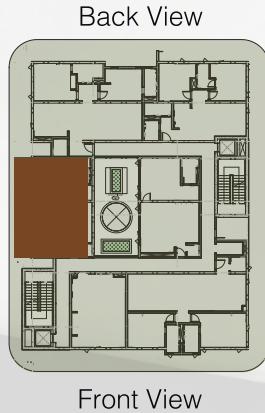
Front View



1. LIVING AREA
 2. KITCHEN & DINING
 3. MASTER BEDROOM
 4. WASHROOMS (2)
 5. CLOSET
- GROSS AREA - 65SQM**

FLOOR PLAN HIGHLIGHTS

ONE BEDROOM APTS. FIRST - FOURTH FLOORS



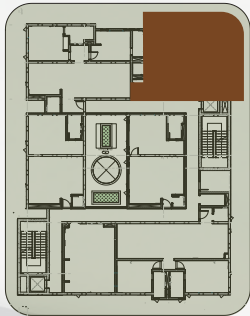
1. LIVING AREA
 2. KITCHEN & DINING
 3. MASTER BEDROOM
 4. WASHROOMS (2)
 5. CLOSETS (2)
 6. TERRACE
- GROSS AREA - 75SQM**

FLOOR PLAN HIGHLIGHTS

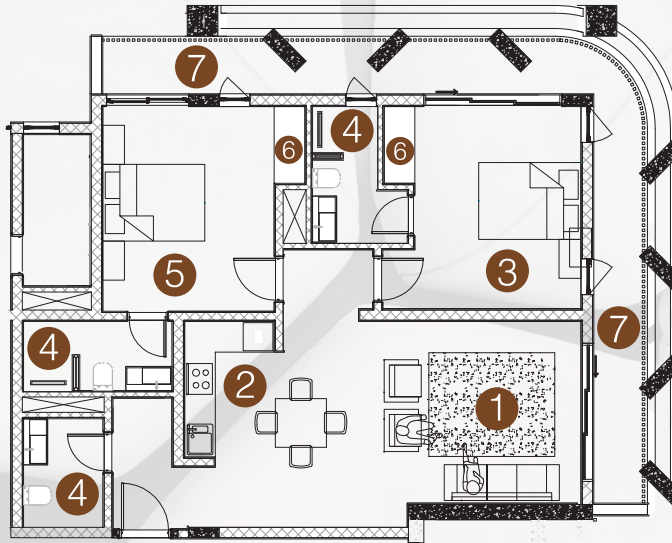
TWO BEDROOM APTS.

SECOND - FOURTH FLOOR

Back View



Front View

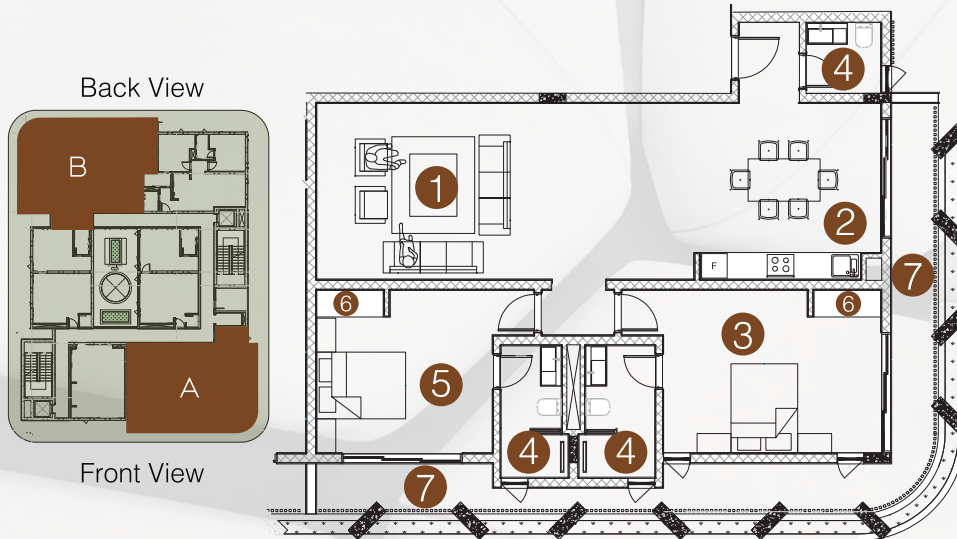


1. LIVING AREA
 2. KITCHEN & DINING
 3. MASTER BEDROOM
 4. WASHROOMS (3)
 5. BEDROOM 1
 6. CLOSETS (2)
 7. TERRACE
- GROSS AREA - 100 SQM**

FLOOR PLAN HIGHLIGHTS

TWO BEDROOM APTS.

SECOND - FOURTH FLOOR



1. LIVING AREA
 2. KITCHEN & DINING
 3. MASTER BEDROOM
 4. WASHROOMS (3)
 5. BEDROOM 1
 6. CLOSETS (2)
 7. TERRACE
- GROSS AREA - 125 SQM**

HARMONY WITH NATURE

Providing a Space for Relaxation and Recreation,
Blending Wellness With Social Interactions.





HARMONY WITH NATURE

Outdoor Spaces Surrounded with Soft Landscaping,
Offering a Casual Spot to Unwind.



HARMONY WITH NATURE

Offering a Refined Take on Urban Living.



HARMONY WITH NATURE

Dynamic yet Cohesive Appearance



HARMONY WITH NATURE

Shading & Privacy without Distracting the
Elegant Form.



TOWNHOUSE INTERIORS





HARMONY WITH NATURE

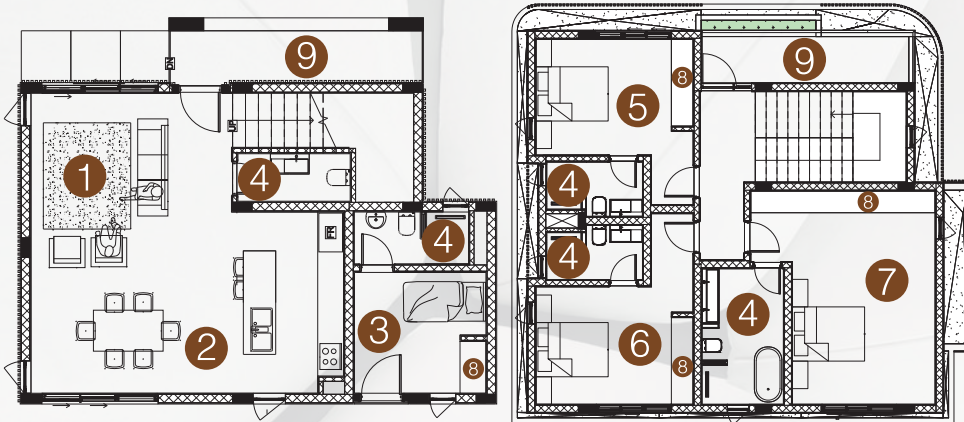
Delivering an Elevated Lifestyle Experience.



DAILMER
HOTEL

FLOOR PLAN HIGHLIGHTS

THREE BEDROOM TOWNHOUSE



Ground floor

1. LIVING AREA
2. KITCHEN & DINING
3. BOY'S QUARTERS
4. WASHROOMS (5)

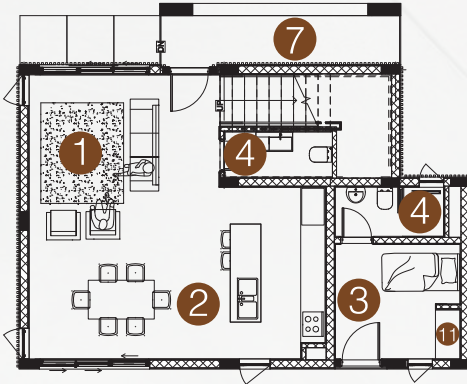
GROSS AREA - 160SQM

First floor

5. BEDROOM 1
6. BEDROOM 2
7. MASTER BEDROOM
8. CLOSET
9. TERRACE

FLOOR PLAN HIGHLIGHTS

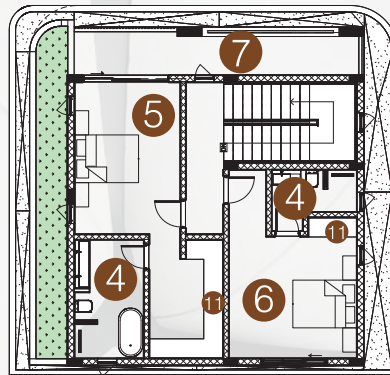
FOUR BEDROOM TOWNHOUSE



Ground floor

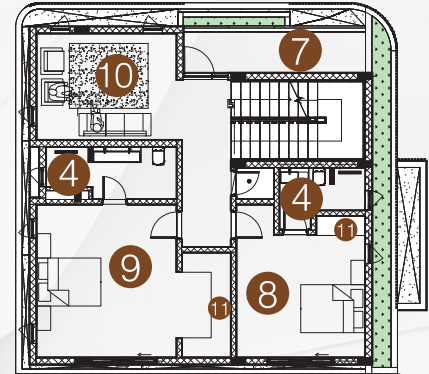
1. LIVING AREA
2. KITCHEN & DINING
3. BOY'S QUARTERS

GROSS AREA - 220SQM



First floor

4. WASHROOMS (6)
5. BEDROOM 1
6. BEDROOM 2
7. TERRACE



Second floor

8. BEDROOM 3
9. MASTER BEDROOM
10. FAMILY AREA
11. CLOSET



BUILDING HIGHLIGHTS

STANDARD FINISHING



INTERNAL FINISH

- a. Plaster board ceilings
- b. Emulsion finish walls
- c. Porcelain floor & wall tiles
- d. Internal doors with fittings
- e. En-suite bathrooms; European standard WC, Vanity, Water heater, Mirror & Washroom accessories.
- f. Air-conditioning units
- g. Recessed spotlights
- h. Fitted wardrobes
- i. Glazed aluminium windows

ELECTRICAL & CONNECTIVITY

- a. Installed TV points in the living area and all bedrooms
- b. Cable & Internet connectivity
- c. Contemporary switch plates and sockets.
- d. CCTV entrance to building
- e. Automated gate entry
- f. Smoke detectors in all apts and communal areas.

MODULAR KITCHEN

- a. Gloss/matte finish to all units
- b. Integrated larder fridge / freezer
- c. Tiled backsplash
- d. Stainless steel kitchen sink
- e. Hob, Extractor, Oven (Where- applicable) & Microwave.

EXTERNAL FINISH

- a. 24hr Security & Security Cameras
- b. Swimming Pool & Lounge
- c. Concierge & Facility Management
- d. Backup Water & Generator
- e. Elevators & Gym
- f. Landscaping & Paved Car Park

FINANCIAL HIGHLIGHTS

PRICES & PAYMENT PLANS



| | STUDIO Apt. | 1 BED Apt. | 2 BED Apt. | 3 BED Townhse. | 4 BED Townhse. |
|---|----------------|---------------|---------------|-------------------|-------------------|
| PURCHASE PRICE | \$120K | \$165K | \$240K | \$450K | \$620K |
| SIZE (SQM) | 50sqm | 65sqm | 100sqm | 160sqm | 220sqm |
| GROSS MONTHLY SHORT TERM RENTAL INCOME | \$1,500 | \$1,875 | \$2,700 | \$5,700 | \$6,750 |
| GROSS MONTHLY LONG TERM RENTAL INCOME | \$1,275 | \$1,593.75 | \$2,295 | \$4,000 | \$4,500 |
| GROSS ANNUAL SHORT TERM RENTAL INCOME | \$18,000 | \$22,500 | \$32,400 | \$68,400 | \$81,000 |
| GROSS ANNUAL LONG TERM RENTAL INCOME | \$15,300 | \$19,125 | \$27,540 | \$48,000 | \$54,000 |
| ANNUAL YIELD (%) | 10.2% | 10.1% | 9.8% | 8.5% | 8.2% |

NB: All figures are based on forecasts provided by the developer for indication only and are subject to change. Any financial information provided in this document is intended as a guide and does not constitute a contract.



FINANCIAL HIGHLIGHTS



MAKING LUXURY LIVING ATTAINABLE

We believe that owning your dream home should be a seamless and fulfilling journey. Recognizing that each client has unique financial needs, we've crafted flexible payment solutions designed to make luxury living more accessible than ever before.

TAILORED FINANCIAL SOLUTIONS

Our payment plans begin with a reservation fee of \$5,000, applicable across all properties. Buyers are required to make a minimum initial deposit of 20% of the offer value, with the remaining payment terms negotiated to align with individual preferences and financial plans. This flexibility ensures that every client feels empowered in their journey toward ownership.

UP TO 3-YEAR PAYMENT PLANS ON OFF-PLAN PROPERTIES

For off-plan projects like Keelson Court, Casa-Viva, and The Highbury, we offer extended payment plans of up to 3-Years. This allows you to secure your desired property at today's prices while enjoying the flexibility of spreading payments over an extended period. It's an opportunity to invest in luxury without the immediate financial burden.



DAIMLER HOMES LTD



A CONCEPT OF TIMELESS EXCELLENCE

The name Daimler is steeped in history, evoking ideas of precision, craftsmanship, and innovation. Originally associated with world-class engineering and visionary designs, the concept of Daimler transcends industries, representing the pursuit of excellence and enduring quality.

To us, Daimler is not just a name, it's a philosophy.

It signifies a commitment to creating something extraordinary, where every detail is intentional, every choice purposeful, and every outcome remarkable.

Daimler Homes takes the timeless excellence of the Daimler concept and brings it to life through high-end real estate developments.

We are not just builders; we are visionaries, crafting exceptional spaces that blend innovation, elegance, and purpose.

As a forward-thinking company, Daimler Homes is committed to creating properties that resonate with the aspirations of discerning homeowners.

Our projects are thoughtfully designed to enhance lifestyles, offering modern architecture, premium locations, and unparalleled amenities.



DAIMLER HOMES

For more details about our new products and services,
kindly contact us via the details below;

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