



# KINGSBURY ESTATE

## Private, gated, secure, spacious

Address  
6 Heronmere Road,  
Sunninghill,  
Bulawayo

Get in touch  
Phone: +263 772425222  
[www.kingscity.co.zw](http://www.kingscity.co.zw)  
[sales@kingscity.co.zw](mailto:sales@kingscity.co.zw)

Social  
 @radar-properties  
 @kingscity\_zw  
 @kingscityzw



## Discover Kingsbury Lifestyle Estate

Kingsbury is our distinguished private, gated, secure, and spacious estate within Kings City. The area is fully serviced with stands starting from 600 square metres available.

### Modern design through architecture

Kingsbury is more than a residential development; it's a promise of a lifestyle. Experience the allure of a well designed, cohesive estate where modernity meets security, and privacy .



Main Entrance Kingsbury Estate



# Table of Contents

**01** Introduction

---

**02** About Kingsbury

---

**03** Location

---

**04** Availability

---

**05** Design & Architecture

---

**06** Pricing & Terms

---

**07** Getting Started

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## 02 About Kingsbury

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Kingsbury is a, gated estate within Kings City. The area is beautifully crafted to allow homeowners an exclusive living experience in a secure space with enhanced security and choice amenities.

### Key features

**Integrated living:**

Experience a community that seamlessly integrates amenities like shopping centres, creche, sports fields, primary school, and a recreational park within it's boundaries. Modernity and convenience are ingrained in every corner of Kingsbury.

**Attention to detail:**

Kingsbury isn't just a residential development; it's a testament to urban planning excellence. Every detail is carefully considered to enhance your living experience designing an easy place to live, entertain, relax, and shop.

**Beautiful architecture:**

The architecture in Kingsbury is well thought out to foster return on investment, low-cost building and retention of value to homeowners without compromising on the design aesthetics of the estate. The architecture is designed to create a cohesive estate.









# 03 Location

Kingsbury is conveniently located and connects with two key roads, namely, Harare Road and Gwanda Road. It is placed centrally between these two roads and benefits from local infrastructure including NUST, School of Mines, CBC and a number of shopping centres.

## Proximity to City Center:

Situated only 8km away from Bulawayo's bustling city center, Kingsbury provides the convenience of urban living without compromising on the serene environment.

## Close to NUST:

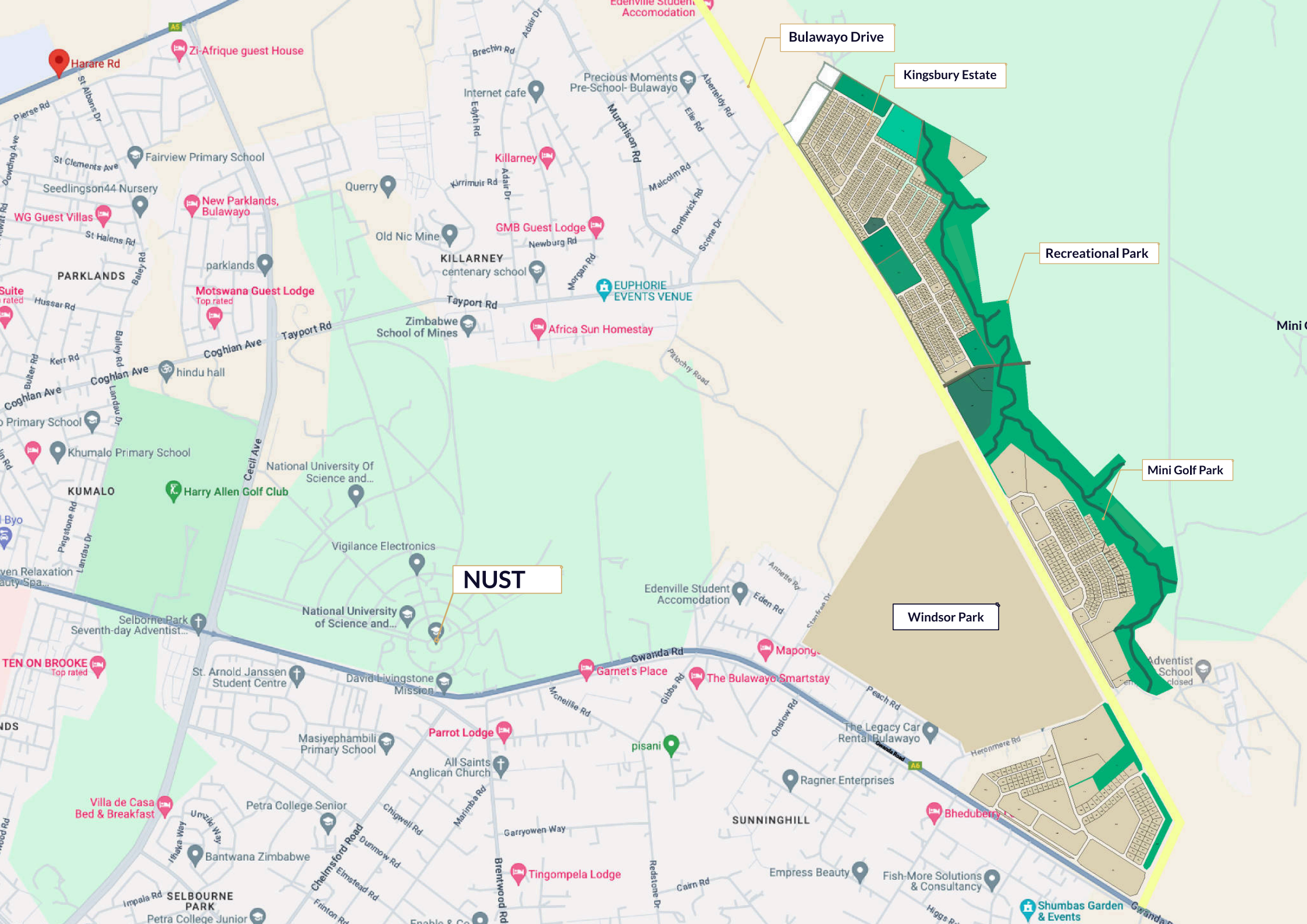
For students, academics, and professionals associated with NUST, the estate's strategic location just 3km away ensures a swift and effortless commute.

## Scenic Tranquility:

Despite its proximity to urban hubs, Kingsbury Estate is designed to be an oasis of tranquility. Enjoy the best of both worlds – easy access to city amenities and the peaceful ambiance of a well-planned community.







Harare Rd

Zi-Afrique guest House

Bulawayo Drive

Kingsbury Estate

Recreational Park

Mini Golf Park

Windsor Park

NUST

Mapony

Garnet's Place

The Bulawayo Smartstay

Parrot Lodge

All Saints Anglican Church

Villa de Casa Bed & Breakfast

Petra College Senior

Bantwana Zimbabwe

SELBOURNE PARK

Petra College Junior

Tingompela Lodge

SUNNINGHILL

Empress Beauty

Fish-More Solutions & Consultancy

Bheduberry

The Legacy Car Rental Bulawayo

Ragner Enterprises

Shumbas Garden & Events

# 04 Availability

- Total Stands: 618
- Fully Serviced & available on offer
- Stand Sizes: from 600 to 1500 square metres

## Highlights:

- Gated, secure, private community.
- Well designed architecture
- Title deeds
- Fully serviced with roads, drainage, water, fire hydrants in place







## 05 Design & Architecture

At Kingsbury Estate, our architectural approach goes beyond aesthetics; it's a purposeful design endeavor to enhance your living experience as a framework for enhancing property values long term within the estate and build a beautiful, harmonious living experience. The plans are also designed to keep building costs low without compromising the estate's appearance and appeal.

- **Stylish Residences:**  
Choose from a range of thoughtfully designed house plans, each promising comfort and sophistication.
- **Community Harmony:**  
Beyond individual homes, we've created communal spaces to foster a vibrant and connected neighborhood.
- **Green Serenity:**  
Enjoy the tranquility of lush green spaces designed to bring nature closer to your doorstep.



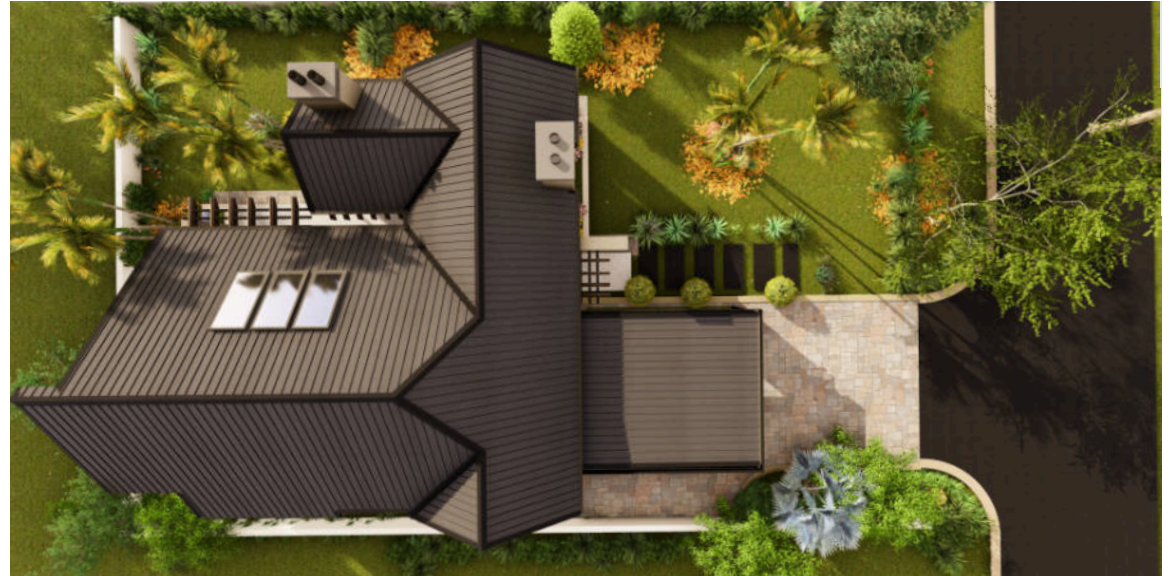
# T140

## Layout

- Floor area - 146 square metres
- Site area - 600 to 999 square metres
- 3 Bedrooms, master ensuite
- 2.5 bathrooms

## Options

- Swimming pool
- BOMA / Entertainment patio









# T146

## Layout

- Floor area - 146 square metres
- Site area - 600 to 999 square metres
- 3 Bedrooms, master ensuite
- 2.5 bathrooms

## Options

- Swimming pool
- Entertainment patio









# T150

## Layout

- Floor area - 150 square metres
- Site area - 600 to 999 square metres
- 3 Bedrooms, master ensuite
- 2.5 bathrooms

## Options

- Swimming pool
- Entertainment patio









# T155

## Layout

- Floor area - 155 square metres
- Site area - 600 to 999 square metres
- 3 Bedrooms, master ensuite
- 2.5 bathrooms

## Options

- Swimming pool
- Entertainment patio









# T173

## Layout

- Floor area - 173 square metres
- Site area - 600 to 999 square metres
- 3/4 Bedrooms, master ensuite
- 2.5 bathrooms
- Staff quarters
- Double garage

## Options

- Swimming pool
- Entertainment patio









# T178

## Layout

- Floor area - 178 square metres
- Site area - 600 to 999 square metres
- 3/4 Bedrooms, master ensuite
- 2.5 bathrooms
- Staff quarters
- Double garage

## Options

- Swimming pool
- Entertainment patio









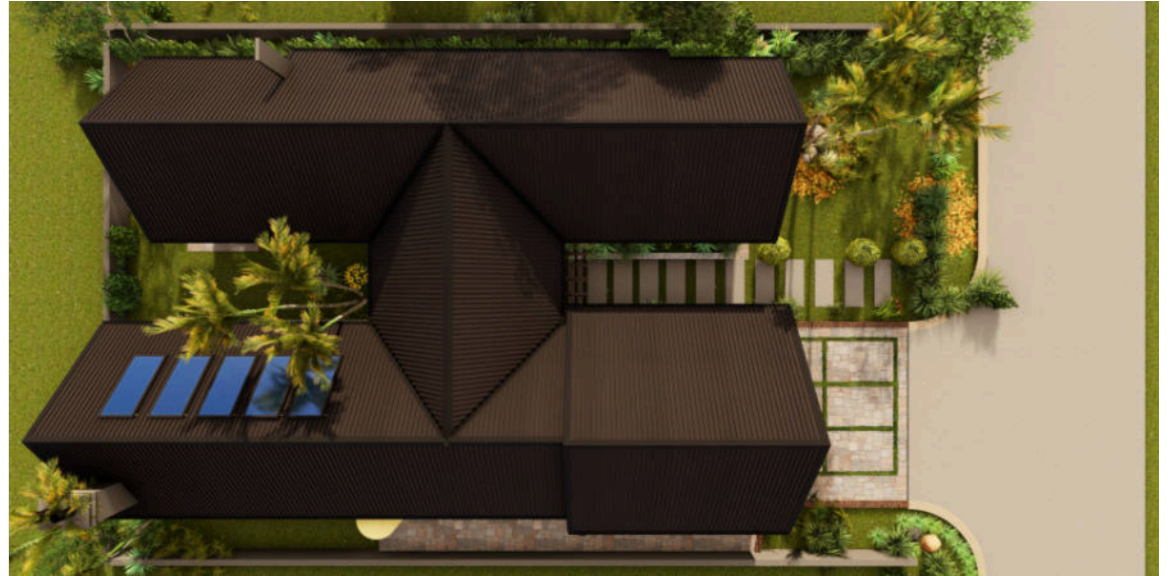
# T210

## Layout

- Floor area - 210 square metres
- Site area - 600 to 999 square metres
- 3/4 Bedrooms, master ensuite
- 2.5 bathrooms
- Staff quarters
- Double garage

## Options

- Swimming pool
- Entertainment patio









# T215

## Layout

- Floor area - 215 square metres
- Site area - 600 to 999 square metres
- 3/4 Bedrooms, master ensuite
- 2.5 bathrooms
- Staff quarters
- Double garage
- Walk-in closet

## Options

- Swimming pool
- Entertainment patio









# T227

## Layout

- Floor area - 227 square metres
- Site area - 600 to 999 square metres
- 4 Bedrooms, master ensuite
- 2.5 bathrooms
- Staff quarters
- Double garage

## Options

- Swimming pool
- Entertainment patio









# T232

## Layout

- Floor area - 232 square metres
- Site area - 600 to 999 square metres
- 4 Bedrooms, master ensuite
- 2.5 bathrooms
- Staff quarters
- Double garage
- Walk-in closet

## Options

- Swimming pool
- Entertainment patio









# 06 Pricing and Payments

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## Pricing

Stand Size	Price(USD)
600m <sup>2</sup>	21 000
1000m <sup>2</sup>	31 200
2000m <sup>2</sup>	38 000
2600m <sup>2</sup>	46 800

## Terms

Kings City offers flexible payment terms to allow you a comfortable and seamless purchase journey. Please find below the current payment terms:

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**20% deposit**  
**18 months to pay**



## Associated costs /sales process

Stand Size	Cost
Value Added Tax	Included in price
Endowment Fees	Included in price
Architectural Fees	\$700.00

## Payment Methods

We accept several methods of payment to accommodate our range of clients from multiple places across the world. Accepted payment methods include the following:

1. Cash payable directly in Zimbabwe at our Harare or Bulawayo offices
2. Money transfer agencies (Mukuru, Western Union, WorldRemit etc)
3. Electronic Funds Transfer (EFT)
4. Once-off payments are preferred for immediate ownership and title transfer

Alternatively pay 20% deposit, and the balance over 18 monthly payments, no interest

Pay securely and directly to Kings City with no third parties and ensure the security of your investment from stand purchase to fully constructed home.



# 07 Getting started

## Pricing

We appreciate your interest in Kings City and are pleased to offer you a comprehensive package towards your journey to build your new home. Here are the next steps to get you started:

- Select stand size and pick payment terms and methods
- Complete payments to the last instalment
- Transfer is handled by conveyancers
- Select house plan and finishes to receive BOQ.
- Select terms for construction service.
- Home construction begins
- Turnkey home is completed and you're ready to move in.

### Stand Details

- Stand sizes: 600m<sup>2</sup> to 4000m<sup>2</sup> fully serviced with tarred roads, stormwater drainage, fire hydrants and water supply in place
- Title deeds available
- Gated community with increased security, stands start from 600m<sup>2</sup>
- Download price list here: [www.kingscity.co.zw/pricelist](http://www.kingscity.co.zw/pricelist)









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