



REPUBLIC OF KENYA
MINISTRY OF TOURISM,
WILDLIFE AND HERITAGE



KENYA PARKS INVESTMENT PROSPECTUS 2023

WHERE NATURE AND COMMUNITIES MEET OPPORTUNITIES





FOREWORD



Welcome to the Kenya Parks Investment Prospectus, an encompassing guide that unveils the myriad of investment opportunities within Kenya's Parks, Reserves, Sanctuaries, and Stations. It is with great honor that I introduce you to the exceptional wonders of our diverse landscapes, wildlife, and the untapped potential that awaits potential investors.

Kenya is celebrated for its awe-inspiring national parks, reserves, and other protected areas, and stands as a World Leader in wildlife conservation and sustainable tourism. Our commitment to conservation, community development, and responsible tourism remains resolute. This prospectus is anchored on the theme **"Invest in Kenya Parks where Nature and Community meet opportunities"** and serves as your exclusive entryway into discovering the strategic advantages and unparalleled returns on investment nestled within our iconic national parks, reserves and stations.

As you peruse these pages, embark on a remarkable journey through Kenya's exemplary protected areas, from the majestic Amboseli to the expansive Tsavos, and an array of other national parks and reserves strewn across the nation, each offering distinct experiences for wildlife enthusiasts and adventure seekers alike. Each location eloquently portrays our unwavering dedication to conserving nature's invaluable treasures while fostering positive social and economic impacts.

Investing in Kenya's parks transcends financial gains; it serves as a catalyst for transformative change, empowering local communities and contributing to the sustainable development of our beloved nation. This Investment Prospectus transcends a mere portrayal of our parks' beauty; it stands as a testament to the harmonious collaboration between public and private sectors, spotlighting the supportive policies and incentives extended by the Kenyan government.

To fulfill the vital mission of managing Kenya's wildlife heritage, the Kenya Wildlife Service (KWS) requires substantial and viable financial resources. In pursuit of diversifying revenue streams, KWS actively seeks partnerships with private investors interested in developing tourism facilities within our protected areas. These proposed facilities encompass lodges, restaurants, shops, convention centers and adventure experiences, among others.

This investment initiative aligns with the Bottom-up Economic Transformation Agenda (BETA), furthering the government's ambition of growing tourist numbers. Our core objectives encompass diversifying Kenya's tourism offerings and broadening tourism source markets, with a distinct emphasis on emerging tourism sectors. The accommodations and recreational facilities within KWS National Parks and Reserves play a critical role in enhancing visitor experiences and augmenting the value of their stays. Through private sector investments, we ambitiously intend to boost the existing 1,841 beds under KWS by an additional 3,031 beds, culminating in a total of 4,872 beds. This strategic expansion will significantly enhance Kenya's allure as a destination, resonating regionally and internationally.

I cordially invite you to seize this important opportunity and join us in shaping the future of sustainable tourism and wildlife conservation in Kenya. Together, let us create a legacy that transcends generations — a legacy that wholeheartedly celebrates the magnificence of our wildlife heritage while leaving an indelible mark in the lives of the Kenyan people.

Discover, Invest and Conserve Kenya Parks.

Dr. Erustus Kanga, HSC
DIRECTOR GENERAL

KENYA AT A GLANCE



Kenya is one of the dominant economy and a gateway to Eastern and Central Africa regions markets. Robust infrastructure and membership in the East African Community (EAC) and Common Market for Eastern and Southern Africa (COMESA) make Kenya an important trade and investment destination.

The country's strategic location provides easy access to the EAC market with about 479 million people and COMESA with a population of about 400 million in 19 member states.

Country's reforms has led to her significant progress in ease of doing business. Business start-ups have been streamlined while the time and costs of securing permits reduced tremendously. Kenya was ranked 28 out of 151 countries in ease of accessing credit in the World Bank Ease of Doing Business Reports 2016. Its Gross Domestic Product (GDP) accounts for more than 50 per cent of the region's total and in terms of current market prices, its 2022 GDP stood at \$113.4 billion.

Kenya has one of the highest rate of internet access in the continent, with 72% (approximately 32 Million) of its population having internet access making it ideal for investment on internet driven and knowledge economy. Kenya has the third largest population within the EAC at 57 million (June 2023, Worldometre of United Nations) and is growing at a rate of 2% per annum. The country has a rising middle class with increasing urbanization, which contributes to an increase in consumer demand for high-value goods and services. The country boasts of a strong investment climate in the EAC, with Foreign Director Investment (FDI) flowing in from emerging and developed markets and a high number of multinational companies with regional and continent-wide presence having their headquarters in the country.



Kenya is extensively interconnected through a network of roads, railways, ports, airports, waterways, and telecommunications. For example, Kenya's Jomo Kenyatta International Airport and Mombasa port are the second busiest in Africa.

Being a member of the East African Community (EAC), Common Market for Eastern and Southern Africa (COMESA), and the Africa Continental Free Trade Area (AfCFTA), Kenya has unlimited business opportunities. In July 2022, the United States and Kenya announced the Strategic Trade and Investment Partnership (STIP), which identifies ten areas for the development of high standard commitments creating a potential market of over 600 million people. Tourism sector presents one of the greatest investment opportunities.

Kenya's tourism sector accounts for 10.4% of the country's GDP, 5.5% of Kenya's formal employment and contributes to 4.2% of National Gross Fixed Capital Formation (new investments)(Kenya Tourism Satellite Account, 2019). The country has four types of tourism that includes wildlife tourism, beach tourism, eco-tourism, cultural tourism and sports tourism. The sector also plays a critical role in the social-economic wellbeing of communities through multiplier effects. Kenya's tourism performance continued on a recovery path in 2022. International tourist arrivals were 1,483,752 which represents 70.45% increase as compared to 2021 arrivals of 870,465. Inbound receipts in the year grew up to KES. 268.09 billion compared to KES.146.51 billion in 2021 which is a growth of 83% (TRI, 2023). Some of the initiatives by both government and private sector to ensure recovery included and not limited to: - development and implementation of New Tourism Strategy for Kenya, 2021-2025; strategic destination marketing campaigns; entry of new domestic airlines and resumption of cruise tourism.

The Ministry of Tourism and Wildlife has aligned its mandate with Vision 2030 by engaging in projects that will bring about the desired growth in the tourism industry. The goal is to steer Kenya towards becoming "a top 10 long haul tourist destination offering a high-end, diverse, and distinctive visitor experience". Sustainability of tourism businesses has also been emphasized.

The current Government policy aims at extending facilitation measures in favor of private sector investment through The Ken Invest, which is a 'one-stop shop' for the facilitation and processing of foreign investment. Incentives specific to tourism that have been put in place includes the following;

1. Upon application, exempts import duty and VAT on some items and equipment for hotel construction and refurbishment
2. Exemption from VAT - Materials and Equipment for use in the construction or refurbishment of Tourist Hotels.



Why **INVEST IN KENYA**

1. East Africa's largest economy
2. Low risk investment environment
3. Strategic location as regional financial, communication and transport hub
4. Market access
5. Political and macro-economic stability
6. Relatively well established social and physical infrastructure
7. Reducing energy cost and improving availability
8. Environmentally sensitive investments

GENERAL OVERVIEW



Kenya Wildlife Service (KWS) is a state corporation established by the Act of Parliament under the Wildlife Conservation & Management Act, 2013, with a mandate for wildlife conservation and management in Kenya. KWS undertakes commercial and other related programs for the purpose of achieving sustainable wildlife conservation. To competitively position Kenya Parks, the service plans to diversify its tourism offerings, enhance sustainable tourism and improve the visitor experience in all its national parks, reserves and sanctuaries. In so doing KWS has identified investment opportunities where the private sector shall develop diverse investments such as tourist accommodation facilities, shops, restaurants, hostels, and adventure experiences among others. We plan to work with suitable private investors to develop these sites and secure returns from their operation while enhancing sustainable wildlife conservation and fostering community livelihoods either directly or indirectly.

The successful private developers who will be selected to invest in the above facilities will undertake to:-

- At their own cost develop the facility with its usual amenities and services on a Build –Own-Operate and Transfer (BOT) basis.
- Complete construction works within a period of not more than 18 months from the date of commencement of the lease
- Adopt all measures necessary to mitigate against adverse impacts on the natural habitats, park infrastructure, surrounding communities and wildlife during the construction, commissioning and operation of the facility.

We recognize our visitors and communities around the park as important partners in conservation. We shall therefore work to ensure that every visitor's experience to the Kenya Parks is one to remember for a lifetime. We also commit ourselves to ensure that every interaction with communities leaves them with a sense of pride, inclusion, and ownership and makes them valuable contributors to wildlife conservation. KWS wishes to invite you to be part of Kenya Parks investors as you contribute to safeguarding Kenya's wildlife heritage for current and future generations.

Why INVEST IN KENYA PARKS



Rich Biodiversity

Kenya is renowned for its diverse ecosystems and abundant flora and fauna. The country is home to numerous national parks, game reserves and wildlife sanctuaries including the world-famous Lake Nakuru, Amboseli, Tsavo West/East National Parks, and more. These parks attract a significant number of tourists from around the globe, making them prime investment destinations.



Thriving Tourism in Parks

Kenya's tourism industry is a vital contributor to its economy, and the country's parks are major attractions for wildlife enthusiasts, nature lovers, and adventure seekers. Investing in Kenya parks allows you to tap into the growing tourism market, benefiting from the influx of visitors who come to witness the breathtaking landscapes, experience wildlife safaris, and engage in various recreational activities.

Sustainable Wildlife Conservation



Investing in Kenya parks contributes to the conservation and preservation of wildlife and natural resources. These parks serve as protected areas for endangered species, ensuring their survival for posterity. By investing, you support initiatives focused on wildlife protection, anti-poaching efforts, habitat restoration, and environmental sustainability.



Favorable Government Investment Policies

The Kenyan government recognizes the significance of tourism and wildlife conservation, creating favorable policies to attract investment in the sector. Through the Kenya Investment Authority, the government offers incentives, tax breaks, and streamlined procedures for investors, making it easier to establish and operate businesses within the parks.

Diverse Investment Opportunities



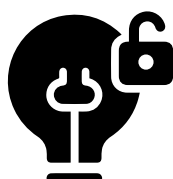
Investing in Kenya parks presents a range of opportunities. For example, you can invest in wildlife lodges, luxury camps, eco-friendly resorts, safari companies, tour operators, conservation organizations, or even support local community development projects. The diverse investment options will allow you to choose an area that aligns with your interests, expertise, and financial goals.

Unique and Experiential Tourism



Kenya parks offer a one-of-a-kind experiential tourism opportunity. The country's diverse landscapes, breathtaking wildlife, and cultural heritage create unforgettable experiences for visitors. Investing in Kenya parks allows you to capitalize on the growing trend of experiential travel, catering to the demand for authentic, immersive, and nature-based experiences.

Untapped Potential



Despite being a popular tourist destination, Kenya still has untapped potential for investment in its parks. There are opportunities to develop high-end eco-lodges, luxury tented camps, exclusive safari experiences, and specialized tours targeting niche markets. By investing early in these untapped areas, you can establish a strong market presence and gain a competitive advantage.



Potential for Growth

Kenya's tourism sector has shown steady growth over the years, and there is a continuous demand for unique travel experiences. As more people seek out nature-based and sustainable tourism options, Kenya's parks are likely to remain popular destinations. Investing in Kenya parks positions you to capitalize on this growth potential.



Positive Social Impact

Investing in Kenya parks not only offers financial benefits but also enables you to make a positive social impact. By supporting local communities through job creation, infrastructure development, and conservation initiatives, you contribute to the economic well-being of the region and help uplift the lives of local residents.



High Return on Investment

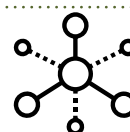
Kenya parks have a proven track record of delivering excellent returns on investment. With a thriving tourism industry and increasing visitor numbers, the demand for accommodation, safari experiences, and related services is consistently growing. By investing in Kenya parks, you can tap into this lucrative market and expect attractive financial gains.

Favorable Market Conditions



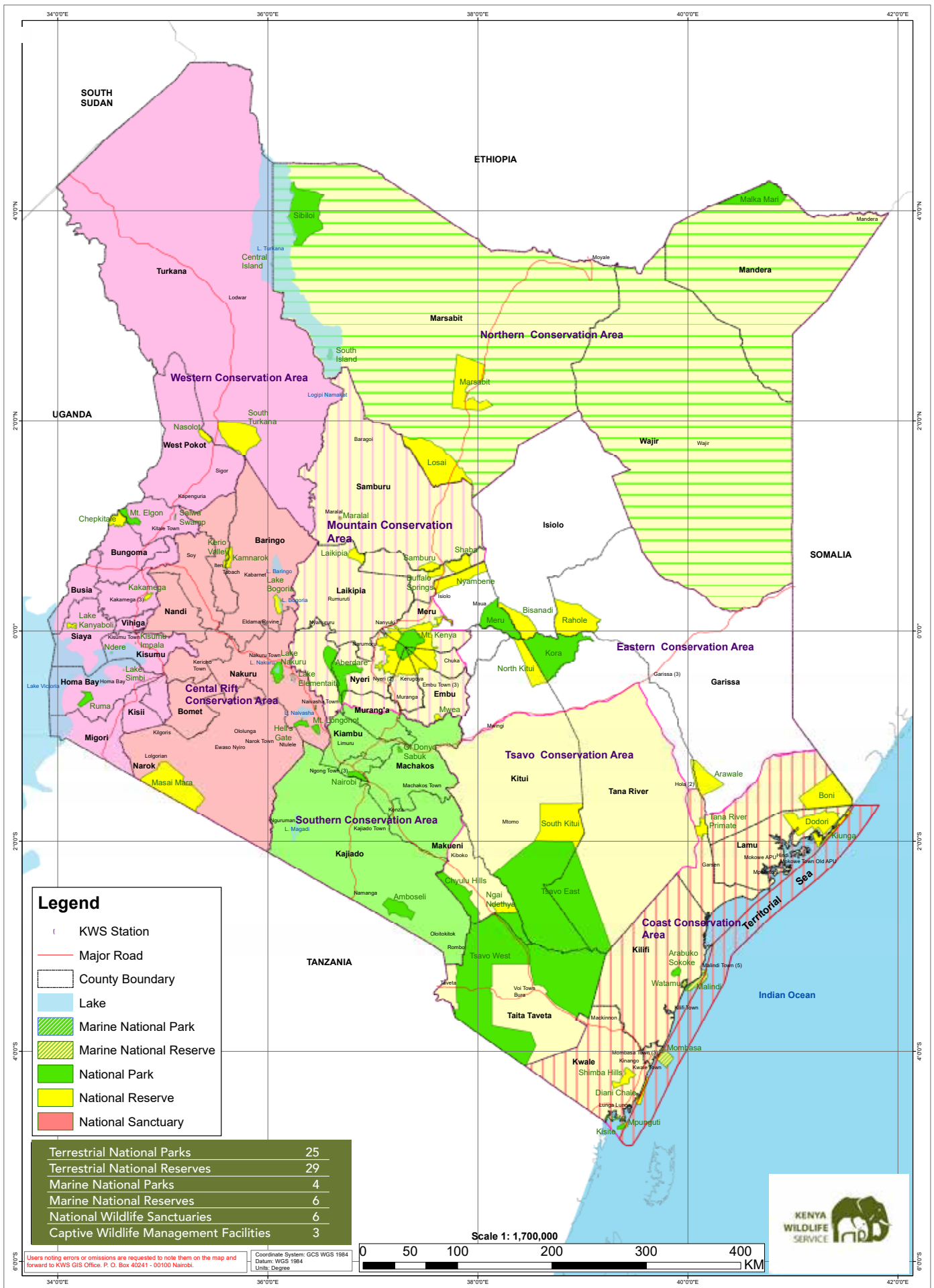
Kenya's stable political climate, improved infrastructure, and supportive government policies create a favorable investment environment. The government has prioritized tourism and wildlife conservation, actively promoting private sector participation. This commitment provides a conducive atmosphere for investors, ensuring a stable and secure investment environment.

Diversification



Investing in Kenya parks offers an opportunity to diversify investors portfolio. By branching out into the tourism and hospitality sector, you can reduce risk by spreading your investments across different industries and geographies. Kenya's parks provide an attractive alternative to traditional investment options, allowing you to diversify and potentially enhance your overall investment returns.

Kenya Wildlife Service Conservation Areas





Distribution of investment opportunities in Conservation Areas

CONSERVATION AREAS	ECOLOGDGES/ TENTED CAMPS	MOUNTAIN HUTS	CONVENTION CENTRE	RESTAURANTS	SHOPS	HOSTELS	BANDAS/ GUEST HOUSES	PRODUCTS/ EXPERIENCES	OPEN USE	TREE HOUSES	TOTAL
Southern	6		1	2				1	5		15
Central Rift	6			2				2	1		11
Tsavo	17			1	4			1			22
Western	7	1		2				1		1	12
Eastern	15				3	1	3	1			22
Coast	4			1			1		3		9
Mountain	11	5		1			2	3	1		23
Northern	5			1				1	1		8
Total	71	6	1	10	7	1	6	8	11	1	122



KWS Mission

To sustainably manage Kenya's wildlife and its habitats for the benefit of nature and humanity.



KWS Vision

To conserve Kenya's wildlife and its habitats for posterity.











SOUTHERN CONSERVATION AREA

NO.	NATIONAL PARK	INVESTMENT SITE	PROPOSED DEVELOPMENT	SITE INFORMATION
1.	Amboseli National Park	Kitirua Site	30-60 Bed Luxury Tented Camp	Located in the North Western part of the park Emesharishari hills adjacent to Kitirua & Kitenden conservancies and surrounded by springs and swamps. The site is located 40km from Kimana Gate, 14km from the airstrip and 37km from Meshanani Gate.
2.	Amboseli National Park	Daraja La Mbao Site	12-24 Bed Luxury Tented Camp	It is dominated by mature acacia trees and largely intact and its close proximity to the lake gives it a good scenery view. The site is located 30km from Kimana Gate, 7km from the airstrip and 20km from Meshanani Gate.
3.	Nairobi National Park	Kisembe River special campsite	12-24 Bed Luxury Tented Camp	Its isolated and pristine location belies the fact that it is only 5km from Banda gate and 10km from the city center hence, visitors have easy access to all the amenities available in the city including Jomo Kenyatta International Airport.
4	Nairobi National Park	Mokoyet Site	20 bed Luxury Camp	This most ideal facility for this site will be a 20 bed Ecolodge to be placed around Leopard Cliff area and positioned in a way that it will not be directly in line of sight of Emakoko and Ololo Lodges. From here, the Mokoyiet gorge and river provides a scenic background for the lodge. The road network is good thus little minimal disturbance to access the site with an open savannah that is rocky thus minimal stress to environment.

5.	Nairobi National Park	Rangers Site	20 Bed Luxury Eco lodge	This site is located at the main entrance of Nairobi National Park, off Lang'ata Road. The location of the site provides diners with a mix of recreation, leisure, and entertainment with breath-taking scenery of flora and fauna
6.	Nairobi National Park	Southern Bypass A	Open Use	This is an 8.17 acres vacant land adjacent to the Southern Bypass road. Due to its close proximity to the highway and the Nairobi National Park, Orphanage and Safari Walk, this site is ideal for children's play park, offices, restaurants etc.
7.	Nairobi National Park	Southern Bypass B	Open Use	This is an 7.11 acres vacant land adjacent to the Southern Bypass road. Due to its close proximity to the highway and the Nairobi National Park, Orphanage and Safari Walk, this site is ideal for children's play park, offices, restaurants etc.
8.	Nairobi National Park	Southern Bypass C	Open Use	This is an 8.23 acres vacant land adjacent to the Southern By pass road. Due to its close proximity to the highway and the Nairobi National Park, Orphanage and Safari Walk, this site is ideal for children's play park, offices, restaurants etc.
9	Nairobi National Park	Southern Bypass D	Open Use	This is an 8.9 acres vacant land adjacent to the Southern by-pass road. Due to its close proximity to the highway and the Nairobi National Park, Orphanage and Safari Walk, this site is ideal for children's play park, offices, restaurants etc.
10.	Nairobi National Park	KWS Club House / Directors House	Restaurant	Club House is located on 3.4 acres of mature gardens inside Nairobi National Park, 2 km from the main gate. The Director's house currently under construction and about 60% complete is located next to the facility
11.	Nairobi National Park	Nairobi East Gate Site	The conservation convention center and 5 star Luxury Hotel	Strategically positioned at East gate, in close proximity to JKIA, Wilson Airport, the Express Highway, ICD road, and the Southern Bypass Road, the site ensures unmatched convenience for conferences, business meetings, trade shows, large-scale events, and safari experiences.
12	Nairobi Safari walk	Sebastian Cafe	Restaurant	Located adjacent to the Nairobi Safari Walk, along Lang'ata road, the Sebastian Café was built to serve both KWS staff, visitors and the public. This facility sits on an area of 0.2473ha
13	Oldonyo Sabuk National Park	The Summit Adventure Site and Zipline	Experience	Located at the Kilimambogo summit, the site is ideal for high ropes, zip line, team games and a small tuck shop site with an all-weather motor-able road suitable for hiking and cycling.
14	Oldonyo Sabuk National Park	Sabuk Guest House	Ecolodge	This is an old colonial style 12-bed capacity house built in 1910 and located few metres from Oldonyo Sabuk National Park Headquarters
15	Ngong Station	Ngong Station	Open Use	The site is a prime property located within KWS Ngong station. The site covers an area of 5ha with existing office structures and is adjacent to KWS offices. The location is ideal for construction of a restaurant, offices, malls etc.



CENTRAL RIFT CONSERVATION AREA





NO.	 NATIONAL PARK	 INVESTMENT SITE	 PROPOSED DEVELOPMENT	 SITE INFORMATION
16	Hells Gate National Park	Kabartania Site	40-60 Bed Tented Ecocamp/ Ecolodge	It is located 8km from the park headquarters, 10 km from Moi south lake road and 28 km from Naivasha town The location is also the main highlight of the World Rally Championship (WRC) being the Finishing Point
17	Hells Gate National Park	Hobley Valley	12 Bed Luxury Tented Camp	Suitable for a natural steam spa and located 17 kilometres from the park headquarters, 36 kilometres from Naivasha town, 6 kilometres from Olkaria gate and 10 kilometres from Moi south lake road
18	Hells Gate National Park	Elsa's Gate	Restaurant	The space measures 40x20sq.Ft and located 2km from Moi south lake road and 21km from Naivasha town. The location is also the main highlight of the World Rally Championship (WRC) being the Finishing Point.
19	Hells Gate National Park	Hyrax Adventure Site, cable bridge and Zipline activities	Experience	Located in the high-use motorized zone featuring high cliffs that are the geographical formations from the ancient volcanic activities, the site offers a wonderful scenery and is most preferred locations by filmmakers

20	Eldama Ravine Station	Eldama Ravine Station	Open Use	This site is located close to Eldama Ravine town, Baringo High School, Law courts, Kenya Police, Judiciary and about 40km from Nakuru City, and sits on a five acres prime area with KWS offices and quarters
21	Elementaita Wildlife Sanctuary	Pelican Site	24 Bed Ecolodge	Located 2 km from the Nakuru-Nairobi highway, this is a relatively gentle terrain under young acacia trees and less than a km from the lake. The site is ideal for walking safaris, teambuilding, bush dining, biking/cycling and conferencing.
22	Lake Elementaita Wildlife Sanctuary	Maji Moto Gate Site	Natural Spa and Restaurant	It is located near Maji Moto gate next to the Maji Moto springs site ideal for a natural spa with an access to the public picnic sites. Nature enthusiasts will enjoy a vantage view of the rich wildlife population around the Lake
23	Elementaita Wildlife Sanctuary	Acacia Site	18 Bed Luxury EcoCamp	Spanning an expansive 3 acres , the Elementaita Acacia site offers a tranquil and immersive experience for visitors, providing a seamless blend of serenity and adventure
24	Mt. Longonot National Park	Swara Site	40-60 Bed Luxury Ecocamp/ Ecolodge	This is the main area where wildlife resides and provides a great location for game viewing and outdoor activities for hiking and walking activities
25	Mt. Longonot National Park	Kilele Ngamia and Crater Adventure Site	Product	Kilele Ngamia is the highest point of the crater mountain towering about 2780 metres above sea level. The drop in altitude is over 650 metres and the drop point is about 10km from park HQs through Kedong ranch, 120 metres above sea level. The location is accessible via Kedong Ranch by vehicle and can serve as a picnic point for zip liners from the top to the site.
26	Lake Nakuru National Park	Olea Forest Site	80-100 Luxury Eco lodge	The site is accessed through the newly tarmacked Mau Summit –Nakuru(Pipeline) road. This is the easiest route for visitors connecting the Maasai Mara and Lake Nakuru tourism circuit









TSAVO CONSERVATION AREA

NO.	 NATIONAL PARK	 INVESTMENT SITE	 PROPOSED DEVELOPMENT	 SITE INFORMATION
27	Chyulu Hills National Park	Kisula Gate	30-40 Bed Ecolodge	Located 32km from Mombasa road near Kisula Caves on a raised ground and commands great views of the park and the adjacent areas.
28	Chyulu Hills National Park	Avocado Site	30-40 Bed Ecolodge	The site is located 32km from Mombasa road on a raised ground that commands spectacular views of the park and the adjacent Eastern side of Chyulu Hills
29	Chyulu Hills National Park	Utu Gate Site	24-40 Tented Camp/Ecolodge	Site is located about 35km from the main gate (Kithasyo gate)
30	Tsavo East National Park	Roka	30 Bed Luxury Tented Camp	Located along Tiva River with abundance of wildlife
31	Tsavo East National Park	Thabagunji	30 Bed Luxury Tented Camp/Ecolodge	The site lies on the northern side of Galana River overlooking the Yatta plateau from the east within the Emusaya sector characterized by a complete wilderness zone
32	Tsavo East National Park	Thalakana	24 Bed Eco Lodge	This zone has significant tourism potential located on a raised rocky site overlooking the Ithumba plains and a natural spring that is popular with wildlife.
33	Tsavo East National Park	Kandecha	24 Bed Ecolodge	The site is approximately 16 km from Tsavo East Voi Gate and 10km from Aruba Airstrip. The terrain is flat and covered with acacia and bush shrub and has high populations of wildlife
34	Tsavo East National Park	Epiya Chapeyu	36 Bed Ecolodge	The site is located 40 km away from Manyani gate, at a vantage point overlooking the vast expanse of African bush and herds of wildlife roaming beneath the camp along the river.

35	Tsavo East National Park	Tsavo Triangle site	24 Bed Ecolodge	This site is located near Tsavo River, which hosts high populations of crocodiles and hippos. The area holds a rich history of the infamous man-eating lions.
36	Tsavo East National Park	Ndololo Site	40 Bed Tented Camp	The site is located close to the main tourism circuit near Voi Gate with great game viewing prospects of elephants and other herbivores and carnivores nearby.
37	Tsavo East National Park	Patterson Camp	40 Bed Tented Camp	The site is located on the banks of river Galana that is home to crocodile and hippo populations on the Western banks of Athi River under Doum palm canopy, and about 10km from Tsavo River Gate on the Tsavo East side.
38	Tsavo East National Park	Shops Sites: Bachuma Gate Sala Gate Voi Gate	Shops	The (3) shops are located at the respective gates of Tsavo National Park are ideal for stopovers, merchandizing, tuckshop and curio shop.
39	Tsavo East National Park	Ballon safari Voi Site	Ballon Safari Operation	This site is located on the southern part of Tsavo East which is relatively flat and rich in wildlife populations. The balloon can fly along Voi River which not only has beautiful sceneries but also rich in wildlife. The estimated flight distance from the launch area at Voi park headquarters to the landing area at Satao/Aruba area is 40Km.
40	Tsavo East National Park	Luggards Bridge site	Stop over-shop	The site is next to the magnificent Luggards Bridge that connects Southern sector of the park with both Emusaya and Northern sector. It's ideal for transit clients from Northern to Voi or Malindi and Iso the Sala-Manyani gates stop over.
41	Tsavo West National Park	Manda Site	30 Bed Luxury Tented Camp/ Ecolodge	The area contains the highest concentration of large mammals in the southern sector of Tsavo West Park, which presents the best opportunities for game viewing, boating, walks and great view of lake Jipe.
42	Tsavo West National Park	Kishushe Site	30 Bed Luxury Tented Camp/ Ecolodge	This zone contains the highest concentration of large mammals, combined with areas of open grassland, presents the best opportunities for game viewing, boating, short walks, long walks and great view of lake Jipe.
43	Tsavo West National Park	Kanjaro Site	30 Bed Luxury Tented Camp/ Ecolodge	Located at the southern end of Tsavo West in the Lake Jipe sector. Contains open grasslands ideal for game viewing, walking and fishing in Lake Jipe
44	Tsavo West National Park	Old Rombo Site	30 Bed Luxury Tented Camp/ Ecolodge	Located on a low-use zone, visitor activity options around Old Rombo includes; game viewing, short walks, birdwatching and night game drives
45	Tsavo West National Park	Lake Jipe Campsite	30 Bed Luxury Tented Camp/ Ecolodge	The site is located on the shores of Lake Jipe and overlooks the Pare Mountains of Tanzania in the open savannahs, an area rich in plains game and birdlife.
46	Tsavo West National Park	Formerly River Hippo Safari	80 Bed Ecolodge	The site is about 3km from the abundant hippo populations in Tsavo River and is perfect for intensive exploration of the Tsavo wilderness and its surroundings.
47	Tsavo West National Park	Tsavo Motel	Restaurant	Located at Mtito Andei Gate, along with "Man Eaters Gift Shop, with an existing structure
48	Tsavo West National Park	Man Eaters Site	Shop	Tsavo National Park are ideal for stopovers, merchandizing, tuckshop and curio shop.



WESTERN CONSERVATION AREA

NO.	 NATIONAL PARK	 INVESTMENT SITE	 PROPOSED DEVELOPMENT	 SITE INFORMATION
49	Mt Elgon National Park	Kassawai Site	80-100 Bed Ec lodge	Tucked inside the lower eastern part of the pristine montane forest, Kassawai site is characterized by giant tall trees typical of equatorial forests with abundant wildlife.
50	Mt Elgon National Park	Kambi Mutamayo	30 Bed Bunk House	This site is located 12km inside the park from park headquarters. It is currently vacant/ undeveloped and is ideal for the construction of a bunkhouse.
51	Ruma National Park	Nyati site	12 Bed Tented Camp	The proposed Nyati tented camp is located approximately 2.5 km from Kamato gate ,south eastern part of the park, within the riverine escarpment
52	Ruma National Park	Gendo Site	30-60 Bed Ec lodge	Gendo site is located on the South Western side of the park about 3km from the park boundary. The site is within the riverine forest where wildlife and birds are abundant.
53	Ndere Island National Park	Utalii Site	24 Bed Luxury Tented Camp	The site is set on the forested shores of Lake Victoria. It is located on a sheltered bay. It is mainly accessed through Asat gate on the mainland which is 1Km from the site. It is about 13Km south west of Kombewa market. Visitor activities around the Park such as nature walks, fishing, water sports and bush meals may be organised or provided from the lodge

54	Central Island National Park	Central Island Camp	24 Bed Seasonal Fishing Camp	Located on the shores of L. Turkana, visitors can enjoy game viewing, camping, boating, bird watching, nature trail hiking, sport fishing and sightseeing.
55	Kisumu Impala Sanctuary	Sitatunga Gate	Cafeteria/ Amusement Park	The site is appropriate for jungle themed play facilities for a Children's' Park and is expected to creatively design and construct a conservation/ amusement park, and tuck shop.
56	Kisumu Impala Sanctuary	Luxury Floating Restaurant	Restaurant	To be located in Impala A, this half acre site is about 800 meters away from the main gate and borders a pristine forest environment and on the shores of Lake Victoria
57	Kisumu Impala Sanctuary	Luxury Tented Camp	12-24 Luxury Tented Camp	To be located in Impala A, this site is about 800 meters away from the main gate and borders a pristine forest environment and on the shores of Lake Victoria with a size of one and a half acres
58	Kakamega Forest National Reserve	Isiukhu River Water fall Site	40-60 Bed Ecolodge	Located along Isiukhu River, the facility will attract nature lovers, scientists and educationists as well as researchers and learning institutions.
59	Kakamega Forest National Reserve	Kisere Forest Site	12 Bed Ecolodge	This site offers two tree houses with team building opportunities for groups and corporates. The treetop lodge concept is to take full advantage of the exciting and dramatic appeal of luxury tree house accommodation, while satisfying the demand for environmentally friendly, community based ecotourism lodges.
60	Kakamega Forest National Reserve	Forest Canopy cable bridge and Zipline	Product	Standing at 1500-1700 ft. above the sea level, this is the highest point of the surroundings presenting a superb view of the forest to the south and the Nandi hills; a short climb up Buyangu Hill





EASTERN CONSERVATION AREA





NO.	NATIONAL PARK	INVESTMENT SITE	PROPOSED DEVELOPMENT	SITE INFORMATION
61	Meru National Park	Kenmare Site	40 Bed Luxury Lodge/Camp	Located 10km from Kinna airstrip and 100m from Kenmare airstrip, next to Meru Platoon security camp and 27 km from Murera main gate and contains the highest concentration of large mammals in Eastern Conservation Area
62	Meru National Park	Fig Tree Site	40-80 Bed Tented Camp/Ecolodge	Located on the banks of Tana River on Meru side, which is a vacant green field site, surrounded by an indigenous riverine forest close to Adamson's bridge and Kora National Park
63	Meru National Park	Kinna Meru	40-60 Tented Camp/ Bed Ecolodge	Located 15km from Murera Gate on the open grasslands and bushland, with isolated acacia trees, with an estimated distance of 7km from Mulika Airstrip.
64	Meru National Park	Meru Mulika Site	80-100 Bed Ecolodge	The site for the proposed Meru Mulika Lodge is within the main tourist wildlife viewing circuit and is easily accessible from Murera gate, Mulika airstrip and the Park's Kinna headquarters airstrip

65	Meru National Park	Bwatherongi Site	40 -60 Bed Ecolodge	Currently has self-catering accommodation features 3 blocks (6 units) and a double room all with a capacity of 10 pax and campsite with capacity of 100. Unique features for both bandas & campsite are a swimming pool that needs renovation of 4 shades, seats & benches for the shaded. It requires new sun loungers and a repair of the water circulation system.
66	Meru National Park	Kinna Guest House Site	Self-Catering Accommodation	This is a 10 pax capacity 5 bedroom self-catering accommodation with an ensuite servant quarter and a kitchen near the guesthouse. The location is near Rojawero picnic site which is approximately 3km away, Mawe Simba sundowner approximately 4km and Kinna Airstrip approximately 800m.
67	Meru National Park	Mulika Plains-Balloon Safaris Site	Ballon Safaris	Located 6km from the park's main gate. The landing area for the balloon safaris is Elsa plains where it is possible to have a picnic site. The flight between Mulika plains and Elsa is approximately 30km. Visitors can enjoy a rich wildlife menu, riverine vegetation and scenic views of the park.
68	Meru National Park	Mulika Airstrip Shop	Shop	Mulika Air strip is located 6 Km from the Park headquarters and Murera gate and it is at the centre of Park. Though not currently in use, KCAA has approved the airstrip for expansion and further development. This will be the main access point for non-residents. There is a proposal to develop an ecolodge nearby.
69	Meru National Park	Murera Gate shop	Shop	This is at the main gate of the Park. The road leading to this gate from Maua town is now tarmacked from Maua to Park. Distance of 500m. It is near staff quarters, offices of born free. 80% of total visitors to Meru Park use this gate. There is an active shopping centre just outside the gate.
70	Meru National Park	Ura Gate Shop	Shop	Ura gate is located at the southern part of the park and 33 km from the park HQs. There is a small center 3 km from the gate. The area has rich Tharaka culture with cultural Festival being held yearly near the gate. Tharaka Nithi County has a plans to improve condition of the road. It is the shortest route for visitors coming from Nairobi.
71	Meru National Park	Kindani Site	12- 16 Bespoke Star Bed tented Camp	Located inside the Rhino Sanctuary this site is ideal for a bespoke luxury star camp with low impact. The camp will be operated as one booking take camp to reduce footprint into the sanctuary.
72	Kora National Park	Ekime Hills Site	80-100 Bed Ecolodge	Located 4kms from the park headquarters, 50km from Tseikuru Town, and 60km from Murera main gate. This site holds unique attractions including a burial site of Elsa the lioness and the Mwariama Mau Mau Baobab hideout

73	Kora National Park	Kambi ya simba Site	30-40 Bed Ecolodge	This site is in Kamugunga zone along the Tana River riverine 70km from park headquarters, 15km from Kampi ya Simba Airstrip, 100km from Bangale main Road to Garissa Town and 110km from Tseikuru Town.
74	Kora National Park	Kyethoni (Kyamagunga) Site	80-100 Bed Tented Camp	Location is 10km from park headquarters, 50km from Tseikuru Town and 60km from Murera main gate. This site is located in Kamugunga best opportunities for game viewing, short walks along specified proposed routes
75	Kora National Park	Adamson Site	30-40 Bed Tented Camp	This is in Kamugunga zone and contains the highest concentration of large mammals in the Kora National Park, which, combined, with areas of Savannah vegetation and pristine wilderness presents the best opportunities for game viewing
76	Kora National Park	Mlima mbuzi Site	24 Bed Luxury Tented Camp	The site is located 30km from the main entrance and main road, 20km from Kampi ya Simba Airstrip. The site is located 20km from the world-renowned resting place of George Adamson
77	Kora National Park	Marenge Site	4 Bed Ecolodge	The site is located about 10 km from the park headquarters, 60 km from Tseikuru Town and 80 km from Murera main gate. Visitor activities in this zone are game viewing along Tana River Riverine and short walks along specified proposed routes.
78	Kora National Park	Munyuni Site	24 Bed Luxury Tented Camp	This site is located in Kamugunga zone, and contains the highest concentration of large mammals in the Kora. This site is located about 150 km from the park headquarters and 200km from Tseikuru Town
79	Kora National Park	Asako Site	12 Bed Self Catering Accommodation	This site is located in Asako zone and contains the highest concentration of large mammals in the Kora 90 km from park headquarters, 130 km from Tseikuru Town, 100 km from Boka Market, and 60 km from Bangale Town, 15km from Kampi ya Simba Airstrip, 100km from Bangale main Road to Garissa Town and 110km from Tseikuru Town.
80	Kora National Park	Boka Platoon base	12 Bed Self Catering Accommodation	This is in Boka zone and contains the highest concentration of large mammals in the Kora, which, combined with areas of open savannah vegetation, presents the best opportunities for game viewing, walks along specified proposed routes.
81	Kora National Park	Kora Rapids Site	80-100 Bed Ecolodge	The site is located in the Kamugunga zone about 50 km from park headquarters, 90 km from Tseikuru Town, 130 km from Bangale town and about 200kms from Garissa Town
82	Kora National Park	Adamson Grave site	60 Bed Student Hostel	The site is in the Kamugunga 60 km from park headquarters, 100 km from Tseikuru, town, 20 km from Tana River, 90 km from Bangale town and 150kms from Garissa town.



COAST CONSERVATION AREA





NO.	 NATIONAL PARK	 INVESTMENT SITE	 PROPOSED DEVELOPMENT	 SITE INFORMATION
83	Malindi Marine National Park & Reserve	Showground plot	Open Use	The plot is outside the Marine Protected Area and located in Malindi town and next to the county assembly of Kilifi, ministry of housing and Malindi Water and Sewerage Company
84	Malindi Marine National Park & Reserve	Malindi Cafeteria	Restaurant	It measures about 10X25 metres with six rooms and spacious veranda used as a dining area. The cafeteria can accommodate 40 guests. The site is located at the Malindi Marine park HQS offices bordering the public beach
85	Malindi Marine National Park & Reserve	Complex Area Site	Ec lodge	This is formerly Senior Warden's residence, the site sits on a 5-acre piece of land along Lamu Road ideal for the construction of an Ec lodge. It is opposite Malindi complex that hosts offices and shops and in close proximity to banks and hospitals located about 500m from CBD.
86	Shimba Hills National Reserve	Risley Ridge Site	Ec lodge	Located about 1km to Mkumudzi River (a permanent river), 16km to main gate, 18km to park HQS, 18km to Kwale, 38km to the expansive sandy Diani beaches and 9km to Kidongo Gate.

87	Shimba Hills National Reserve	Sable Bandas Site	Self-Catering Accommodation	On this site stands four self-catering accommodation units, accommodating 2 people per unit. The structure is run-down, and will require extensive rehabilitation to bring it up to modern standards.
88	Kisite Mpunguti Marine Reserve	Upper Mpunguti Site	12 Bed Star-bed Camp	It is an open site on upper Mpunguti Island; the larger part of the island is forested. It is located on the southern coast, near the Kenya and Tanzania border and within the Shimoni – Vanga seascape.
89	Kisite Mpunguti National Park	Shimoni Plot Site	Open Use	Located 200m from Shimoni centre, adjacent to the proposed Marine Academy, the site lies a forest Canopy and good habitat for colobus monkey and other primates. The size is approximately 5 acres and ideal for a guesthouse, a walking trail, conference, restaurant, curio shop and children's park.
90	Tana Primate Reserve	Mchelelo Site	Ecolodge	Strategically located near the banks of Tana River, this site is ideal for an eco-lodge with a boating facility for crocodile and hippo viewing.
91	Hola Station	Hola Station Site	Open Use	The site is located in Hola town 525km from Nairobi via Garrisa-Mombasa Highway. It's 300mtrs from the Tana River County offices, 400mtrs from KWS county office, and is ideal for accommodation and a conference facility.








NORTHERN CONSERVATION AREA

NO.	 NATIONAL PARK	 INVESTMENT SITE	 PROPOSED DEVELOPMENT	 SITE INFORMATION
92	Marsabit National Park	Sokorta Diko Crater Lake	30-40 Bed Ecolodge	Located next to a crater lake inside the park, the site features an old lodge that will require complete rehabilitation or reconstruction to bring it up to modern standards
93	Marsabit National Park	Forest Adventure Site	Experience	This is a forested area rich in scenic views that makes it ideal for zip lining and adrenaline-filled outdoor activities. The site is 3 km from Ahmed Gate in between two scenic rocks at the former Marsabit Lodge.
94	South Island National Park	Ranger Site	30 Bed Tented Camp	The site contains scattered acacia trees and is located along the lakeshore and presents prime opportunities for crocodile watching, sport fishing, boating and a variety of water sports. The location is next to a clean beach
95	South Island National Park	Loiyangalani Site	Ecolodge	The site is located on the mainland, Loiyangalani next to the park headquarters. Loiyangalani is a developing town and accommodation is on high demand
96	Sibiloi National Park	Camp Turkana	30 Bed Tented Camp	Located on the shores of Lake Turkana a few km south of the Lake and a few kilometres south of the park headquarters at Alia Bay, North Horr in Marsabit County.
97	Moyale Station	Moyale Station A	30 Bed Guest House	The 11 Ha site is about 2km from Moyale town and 1km from the Kenya/Ethiopia border while Moyale is the next business hub of Northern Kenya due to the LAPSET and Kenya/Ethiopia border.
98	Moyale Station	Moyale Station B	Restaurant	The 11 Ha site is about 2km from Moyale town and 1km from the Kenya/Ethiopia border while Moyale is the next business hub of Northern Kenya due to the LAPSET and Kenya/Ethiopia border.
99	Garissa Station	Garissa Station	Open Use	Located close to KWS offices, the 5Ha land is strategically located within Garissa town. The property is ideal for mixed-use as a small cafeteria, events venue or hostels



MOUNTAIN CONSERVATION AREA

NO.	 NATIONAL PARK	 INVESTMENT SITE	 PROPOSED DEVELOPMENT	 SITE INFORMATION
100	Aberdare National Park	Malewa Fishing Site	24 Bed Ecolodge	The site is located about 12km from Shamata gate, and 6km from Shamata airstrip and 17 km to Shamata. This zone comprises abundance of wildlife with spectacular view of the moorlands.. The Site is 5 Hrs away from Oldonyo Leastima Peak.
101	Aberdare National Park	Wambuku Site	30 Bed Ecolodge	Situating wildness of indigenous forest, the area has a spectacular view of the moorlands combined with areas of open grassland that presents the best opportunities for game viewing. The visitors staying here will have an easy access to the hiking routes.
102	Aberdare National Park	Tusk Camp	Self-Catering Accommodation	This is a two-cottage self-catering facility for small family groups, located about 2km from Ruhuruini gate in the salient area of the park. Wildlife species common in this area include; elephants and buffalos among others. The developer has an option of demolishing existing facilities and putting up luxury/bespoke facilities with a maximum capacity of 24 beds.

103	Aberdare National Park	Sapper Hut	Self-Catering Accommodation.	Situated at the heart of the moorlands, the site is 7 km from Mutubio gate, 40km to Nyeri town via Kiandongoro and 57km to Nyeri town via Treetops. The site is next to Marura the spectacular Magura Falls on Fish wealthy Gura river
104	Aberdare National Park	Grassland Site	30 Bed Ecolodge	Situated in an indigenous forest, the area has a spectacular view of the moorlands combined with areas of open grassland that presents the best opportunities for game viewing and easy access to the hiking routes.
105	Aberdare National Park	Malewa One Site	20 Bed Luxury Tented Camp	The area comprises abundance of wildlife, hiking and spot fishing with a spectacular view of the moorlands. It is located 12 km from Shamata gate, 17 km to Shamata town and 6 km from Shamata Airstrip
106	Aberdare National Park	Twin Rocks Site	30 Bed Base Camp	This site is located 30km from Nyahururu town and just 300m from Kaheho River and is ideal for trout fishing within undisturbed natural forests with mature trees, and in close proximity to other sites and facilities.
107	Aberdare National Park	Table Mountain Wanjohi Zipline	Aberdare Cable Car	The Aberdare Table Mountain is such a breath-taking scene. Hikers from Ole Satima peak have always been fascinated with the Table Mountain view from the top. A zip line additional activity and restaurant, lounge and restaurant would recharge visitors and bring out the adrenaline among the park enthusiasts. This zip line will be an additional activity to pull and hold visitors to the Aberdare.
108	Aberdare National Park	Karuru Water Falls	Aberdare Cable Car	The Aberdare cable car's inspiration comes from other scenic aerial ways in places such as the Swiss Alps and Napa Valley. Currently, visitors to certain parts of Karuru falls can only see the natural fallows if they walk down to the observation decks or take a helicopter down, but those experiences can make it difficult for the average nature lover to visit. The cable car will give them up-close views.
109	Mt. Kenya National Park	Road Head Site	16 Bed Tent and Open Campsite	The Road Head Site is a notable location on the Chogoria Route, one of the popular routes for climbing and trekking Mount Kenya and is accessible by vehicles, the site serves as a starting point for hikers. The site is next to Nithi river and Water fall
110	Mt. Kenya National Park	Sirimon Glade	30 Bed Ecolodge	The Sirimon Glade, like many other areas around Mount Kenya, offers stunning landscapes and natural beauty and it's 3kms from Sirimon route which is one of the popular routes for trekking and climbing Mount Kenya.

111	Mt. Kenya National Park	Mintos Hut Site	40 Bed climber and Porters House	This site is on high altitude (4280m ASL) on the Chogoria route overlooking the 300metre high walls of the mighty Gorges Valley. Hall tarns are next to the site. The site is 4-5hrs away from the main Peaks. The site is ideal for a twin bunk bed visitor facility with two small Guides and Porters huts.
112	Mt. Kenya National Park	Liki North Site	40 Bed Climber and Porter's Bunk House	Located on high altitude (3993m ASL) of the main Shipton-Sirimon route. The route is popular with visitors who want adequate acclimatization before proceeding to Shipton Camp for the final assault. An ideal Investor will develop a single facility consisting of bunk-beds catering for climbers and a twin guides and porters' hut.
113	Mt. Kenya National Park	Lake Ellis Site	12 Bed Luxury Camp/Eco-lodge	Located at an altitude of 3,500M a.s.l next to Lake Ellis, this is one of most scenic sites offering a good view of the Giant Billiard Table, Mugi Hill and the main peaks. The site is 2.8kms off the main Chogoria route and 2kms off Themwe Route. The site is popular with both trekkers/hikers, day-trippers and sport fishing enthusiasts since its one hour driver from Chogoria gate.
114	Mt. Kenya National Park	Old Moses Site	100 beds Banker Huts (4 high end units of 25 visitors each)	It is located 9Km from Sirimon Gate and 18kms from the Nanyuki-Meru highway. This site is located at edge of the moorland and Sirimon Road head overlooking the main peaks to the south east. It's also 4kms away from the Global Atmospheric Watch weather station. There are existing basic bunk houses with capacity of 60 paxs. There is caretaker house. It is possible to expand the accommodation between 80 to 100 paxs. A power line and a small river with sparkling water are next to the site.
115	Mt. Kenya National Park	Shiptons Site	100 beds Banker Huts (4 High End Units of 25 visitors Each)	The site is 31Km from Sirimon gate. It is located 3900Km above sea level at the edge of moorland and at the base of the rugged peak in the Northern part of the park. There is a basic 80 paxs bunk house
116	Mt. Kenya National Park	Themwe-Rotundu-Marania Mt. Kenya Route	Mt. Kenya Cable Car	The Mt. Kenya Cable Car is a proposed tourism game-changer. The cable car project would include Themwe gate to Marania Gate and a drop line from Lake Ellis to Marania Gate, easily forming into a triangular circuit and two major passenger pick up points at Marania Gate and Themwe Gate with Lake Ellis offer rest station, lounge and picnic station on the mountain.
117	Mwea National Park	Kamburu Site	40-6- Bed Ecolodge	The site is near Kamburu dam set on a raised ground with a beautiful scenery overlooking the dam, 13km eastern side of the Reserve HQs. The area is 33km from Kiritiri center, 30km from Masinga dam and 15km to Makima Shopping Centre (Petrol Station)

118	Mwea National Park	Hippo point Site	40 Bed Ecolodge	This is a wooded grassland vegetation situated 10km from the park headquarters and 23km from Masinga dam. at the confluence of river Thiba and Kamburu Dam
119	Nanyuki Station	Rangers Site (Restaurant and Amusement)	Restaurant	It is a prime property at the KWS Station with staff quarters and is 3km from Nanyuki town, around the KFS Kanyoni Forest gate, Army Barracks and borders Fairmont Hotel.
120	Nanyuki Station	Mountain View Site (Lodge)	Animal Rescue Center	It is a prime property at the KWS Station with staff quarters and is 3km from Nanyuki town, around the KFS Kanyoni Forest gate, Army Barracks and borders Fairmont Hotel.
121	Laikipia National Park	Laggar Site	Open Use	This is a green field site that has a laggar with scenic beauty that collects water from the passing Suguroi River, which can be developed, into a permanent dam to attract wildlife. An Eco lodge could form an important linkage with conservancies like Segera, Olpejeta, ADC Mutara and El Karama.
122	Laikipia National Park	Kisargei Lugar site	30 beds Eco-lodge	This is a green field site that has a Lugar with scenic beauty that its water drains to the Kisargei and Suguroi Rivers, which can be developed, into a permanent dam to attract wildlife. An Eco-lodge could form an important linkage with conservancies like Segera, Olpejeta, ADC Mutara and El Karama.



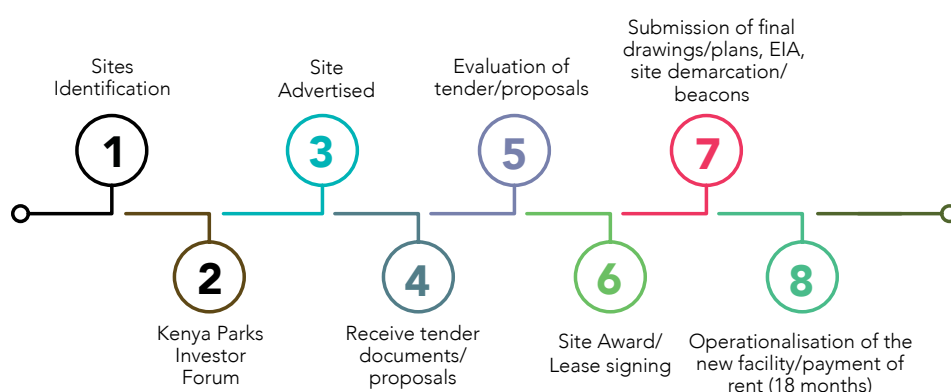
VISITOR DATA 2018-2022

	PARK	2018	2019	2020	2021	2022
1	Aberdares National Park	43,228	46,866	17,720	31,905	46,763
2	Amboseli National Park	175,798	191,656	55,076	90,903	155,691
3	Central Island National Park	329	541	53	–	268
4	Chyulu Hills National Park	260	595	493	271	1,026
5	Hell's Gate National Park	165,817	165,617	35,147	73,669	170,783
6	Kakamega Forest National Reserve	6,115	5,469	3,964	2,127	4,989
7	Kisite Marine Park	50,278	53,315	32,457	54,046	73,922
8	Kisumu Impala Sanctuary	309,367	306,798	59,450	117,374	235,041
9	Kiunga Marine Park	1,098	868	356	469	1,832
10	Lake Elementaita Wildlife Sanctuary	–	–	–	–	9,354
11	Lake Nakuru National Park	241,980	232,999	50,877	79,578	185,051
12	Malindi Marine Park	29,061	28,777	12,496	18,578	25,662
13	Marsabit National Park	3,539	5,097	5,180	5,066	6,460
14	Meru National Park	18,849	17,700	6,345	9,518	16,752
15	Mombasa National Park & Reserve	39,848	40,799	21,129	37,388	56,062
16	Mt. Elgon National Reserve	7,678	10,050	4,246	7,209	10,271
17	Mt. Kenya National Park	25,945	24,759	13,545	17,800	23,095
18	Mt. Longonot National Park	60,063	60,090	24,358	35,149	70,952
19	Mwea National Reserve	1,367	2,593	1,000	809	431
20	Nairobi Mini Orphanage	414,740	384,965	120,529	194,269	348,565
21	Nairobi National Park	196,006	208,215	203,627	205,925	280,412
22	Nairobi Safari Walk	158,679	123,282	75,908	110,015	150,511
23	Ndere Island National Park	879	1,227	447	143	1,252
24	Oldonyo Sabuk National Park	19,042	18,836	11,287	20,594	23,292
25	Ruma National Park	4,003	5,234	1,243	2,219	4,762
26	Saiwa Samp National Park	3,318	3,158	1,312	1,159	3,624
27	Shimba Hills National Reserve	25,570	24,175	10,561	14,102	16,520
28	Sibiloi National Reserve	821	548	376	149	59
29	South Island National Park	–	56	13	–	–
30	Tsavo East National Park	167,018	177,938	75,134	76,179	125,558
31	Tsavo West National Park	74,143	61,309	24,966	28,611	62,648
32	Watamu Marine Park and Reserve	67,463	72,582	43,757	51,487	68,317
	TOTAL	2,312,302	2,276,114	913,052	1,286,711	2,179,925

GENERAL LEASE TERMS

ITEM	TENTED CAMP OR ECOLODGE	RESTAURANT/SHOPS/EXPERIENCE
Duration	20 years renewable	10 years renewable
Acreage	5-20 acres depending on facility location and terrain	1-5 acres depending on the location
Insurance	Tenant to insure the premises	Tenant to insure the premises
RENT	6 -18 months free ground rent Year 2 - 50% of ground rent Year 3 - 75% of ground rent Year 4 – 100% of ground rent • Rent varies depending on facility location • Rent is payable quarterly in advance	• Rent varies depending on facility location • Rent payable monthly or quarterly in advance.
Capacity	12-100 beds depending on the facility location	n/a
Variable Rent	USD 10 per night/bed (standing charges)	
Rent Free Period	1-6 months ground-breaking 6-18 Months- Rent free	1-6 months ground-breaking 6-12 Months -Rent free
Rent Escalation	4% per year	4% per year
Tender Performance Guarantee /Bond	6 months Bond applicable after signing the lease contract	3 months Bond after signing the lease contract

THE INVESTMENT PROCESS




 *Prospective investors are encouraged to conduct site visits for a more comprehensive assessment of the sites feasibility and viability



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