



Savyoney Kiryat Yovel

This is the **TIME**, this is the **PLACE**





It's not just the VIEW...
It's the PLACE
It's the TIME

All renderings are for illustrative purposes only. Changes may be made in accordance with the requirements of the authorities and/or at the company's discretion. The development of public areas may change in accordance with the decision of the local authority, which is solely responsible for performing such development.



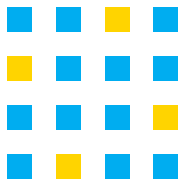


Jerusalem for the next generation ▶▶▶

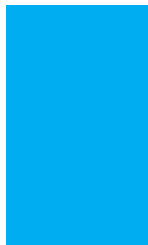
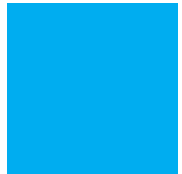
Kiryat Yovel ("Jubilee Town") was founded in 1951, the 50th anniversary (jubilee) of the Jewish National Fund. The neighborhood is located on a ridge in the southwest of the city and today is home to a diverse, multicultural community.

The neighborhood has various community centers, including a large sports center, kindergartens, sports and activity areas, a business center, and the Beit Rachel community center, which has an activity hall for families and senior citizens, as well as a futsal field with synthetic turf. Next to the project are a huge park, a commercial center, the Phillip Leon Community Center, Mae Boyar High School, and the Israel Arts & Science Academy.





AFRICA
URBAN RENEWAL
AN AFRICA ISRAEL RESIDENCES COMPANY



In recent years, the city has been experiencing an urban renewal revolution through a range of major projects.

Kiryat Yovel is one of the prominent neighborhoods targeted by this program, with the intention of reinventing it as a new modern neighborhood that will be home to Jerusalem's next generation and enjoy the many benefits of a renewal process. Similar neighborhoods in Israel, like Florentin in Tel Aviv and Givat Shmuel, have already undergone a transformation that has made them more appealing to a new audience and brought about an increase in real estate value.

As part of this neighborhood renewal program, commercial boulevards will be established, alongside bicycle paths, roundabouts, public parks, and many other amenities for the whole family. In addition, the light rail's Red Line will pass close to the neighborhood, providing easy access to all parts of the city.

A Once-in-a-Lifetime Project

Savyoney Kiryat Yovel is located at 14 Bolivia Street - a winning location with uninterrupted views that reveals the full beauty of this extraordinary city. The project is part of a wider initiative to renew the Kiryat Yovel neighborhood under the Vacate & Build program. It will leverage the highest quality construction and most stringent standards to bring about a significant change in the neighborhood's look while also improving quality of life, as only Africa Urban Renewal knows how to do.

- ▶ **Parking for each apartment**
Storage for selected apartments
- ▶ **3 buildings**
Two with 9 residential floors (above a commercial level)
One with 16 residential floors (above a commercial level)
- ▶ **216 apartments**
- ▶ **In the complex**
Residents' club, commercial areas, open public area, and 3 kindergartens on the mezzanine floor
- ▶ **Wide variety of apartments**
Garden apartments, 1-4 bedroom apartments and penthouses



All renderings are for illustrative purposes only. Changes may be made in accordance with the requirements of the authorities and/or at the company's discretion. The development of public areas may change in accordance with the decision of the local authority, which is solely responsible for performing such development.

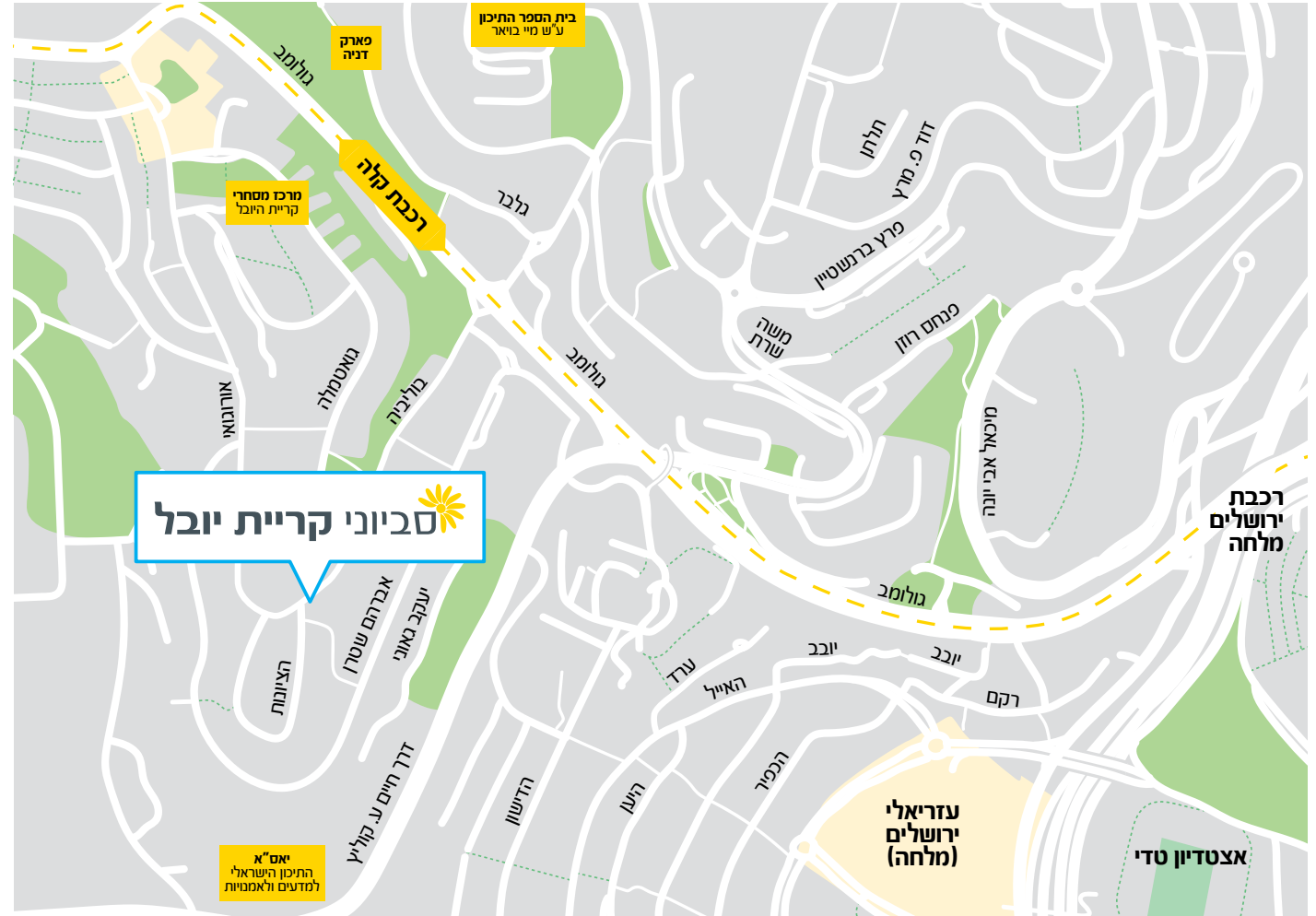
All renderings are for illustrative purposes only. Changes may be made in accordance with the requirements of the authorities and/or at the company's discretion. The development of public areas may change in accordance with the decision of the local authority, which is solely responsible for performing such development.





Perfect Location

The Kiryat Yovel neighborhood enjoys magnificent views and is situated in a strategic location with optimal access to main roads, including Begin Boulevard, Golomb Street, and Yaakov Pat Street. The neighborhood is also conveniently close to Malcha Mall, Teddy Stadium, the new Pais Arena, Beit HaLochem, and the Technology Park. Nearby are the neighborhoods of Beit VeGan, Ein Kerem, Kiryat Hadassah Ein Kerem, Kiryat Menachem, and Ir Ganim, as well as Ramat Denya, Ramat Sharet, and Manahat (Malcha), north of the Biblical Zoo and Ir Ganim A.



Azrieli Jerusalem Mall (Malcha)



Malcha-Jerusalem Train Station



Begin Boulevard (to exit the city)



Mae Boyar High School



Sacher Park



Jerusalem City Center





Perfection in Every Detail

Building Specifications:

- 9/16 residential floors above two commercial levels and a public institution
- Constructed in line with green building standards
- Main lobby with a magnificent architectural design
- Stone cladding
- Shared underground parking lot
- Preparation for EV charging stations
- Stylish elevators (including the option for a Shabbat elevator - to be decided by the residents)
- Common room for residents' use
- Stroller and bicycle room
- Emergency generator to operate essential building systems
- Shared solar electric system

These specifications are for illustrative and informational purposes only. Changes may be made in accordance with the requirements of the authorities and/or at the company's discretion. The company will only be bound by the sales agreement, including the sales plan and specifications under the Sales Law, which will be signed by the company and the buyers.



Apartment Specifications:

- 80x80cm granite porcelain floor tiling, except for the
- bathrooms, utility rooms and balconies
- Apartment air conditioning system
- DecoHeat heating system throughout the apartment
- Preparation for a gas water heater
- Water faucet on the balcony

Bathrooms & WCs:

- Wall-mounted toilets with concealed cisterns
- Acrylic bathtub
- Ceramic wall tiling available in a range of models, colors, and sizes
- Wall-mounted cabinet with a built-in sink and mirror in the general and master bathrooms
- Built-in mixer with 4-way diverter valve in the shower and bath

Doors:

- "Pladelet" model front door or equivalent
- High quality water-resistant interior doors
- Additional wooden door in the safe room for daily use

Windows:

- Insulated windows and screen doors in the living rooms and bedrooms (except the safe room)
- Electric roller blinds in all rooms (except the safe room, bathrooms, and utility balcony)
- Preparation for insect screens in sliding windows (except the safe room)

Electricity:

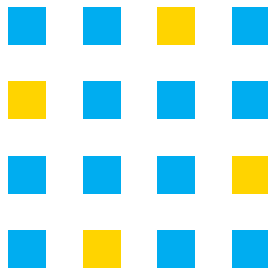
- 3x25A three-phase electrical connection
- TV outlet and preparation for a telephone line in all bedrooms
- Intercom with a color screen at the entrance of the apartment

Kitchen:

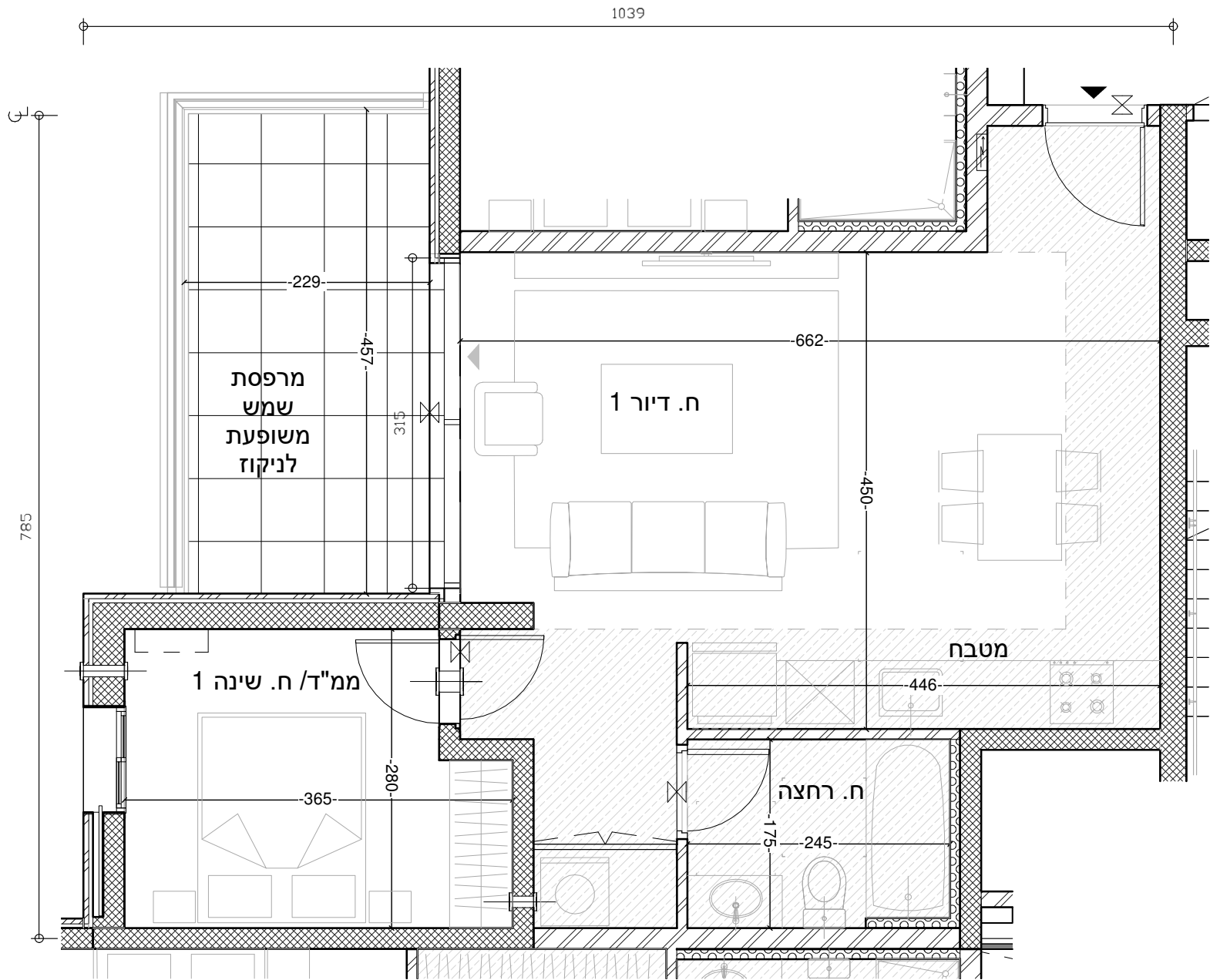
- High quality kitchen including a built-in unit
- Full-extension "soft close" drawer system with a plywood cabinet frame
- Stainless steel or "siliquartz" undermount sink
- Mixer faucet with pull-out spray nozzle
- Countertop by Caesarstone or equivalent, as decided by the company

These specifications are for illustrative and informational purposes only. Changes may be made in accordance with the requirements of the authorities and/or at the company's discretion. The company will only be bound by the sales agreement, including the sales plan and specifications under the Sales Law, which will be signed by the company and the buyers.

H
1-Bedroom Apartment
55 sqm
11 sqm Balcony



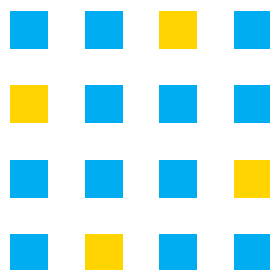
Jerusalem



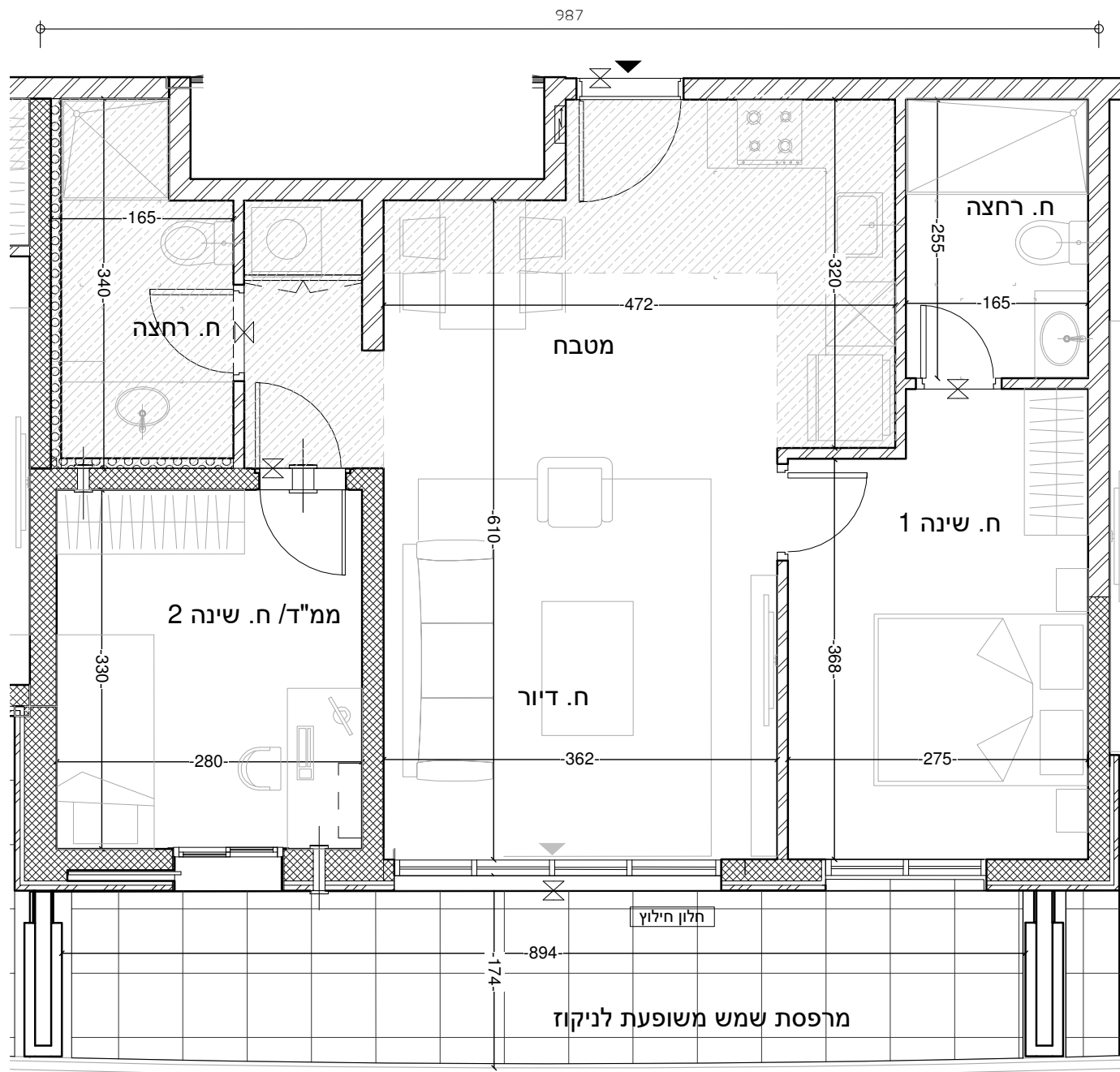
A building permit has not yet been received and these plans are for illustrative and informational purposes only. Changes may be made in accordance with the requirements of the authorities and/or at the company's discretion. The company will only be bound by the sales agreement, including the sales plan and specifications under the Sales Law, which will be signed by the company and the buyers. The sales plan may include furnishings and electrical appliances, which are not included in the sale, solely for illustrative purposes.

E
2-Bedroom Apartment

70 sqm
16 sqm Balcony



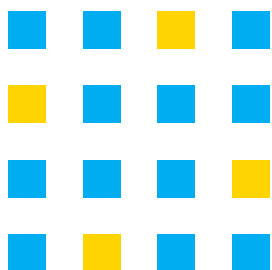
Jerusalem



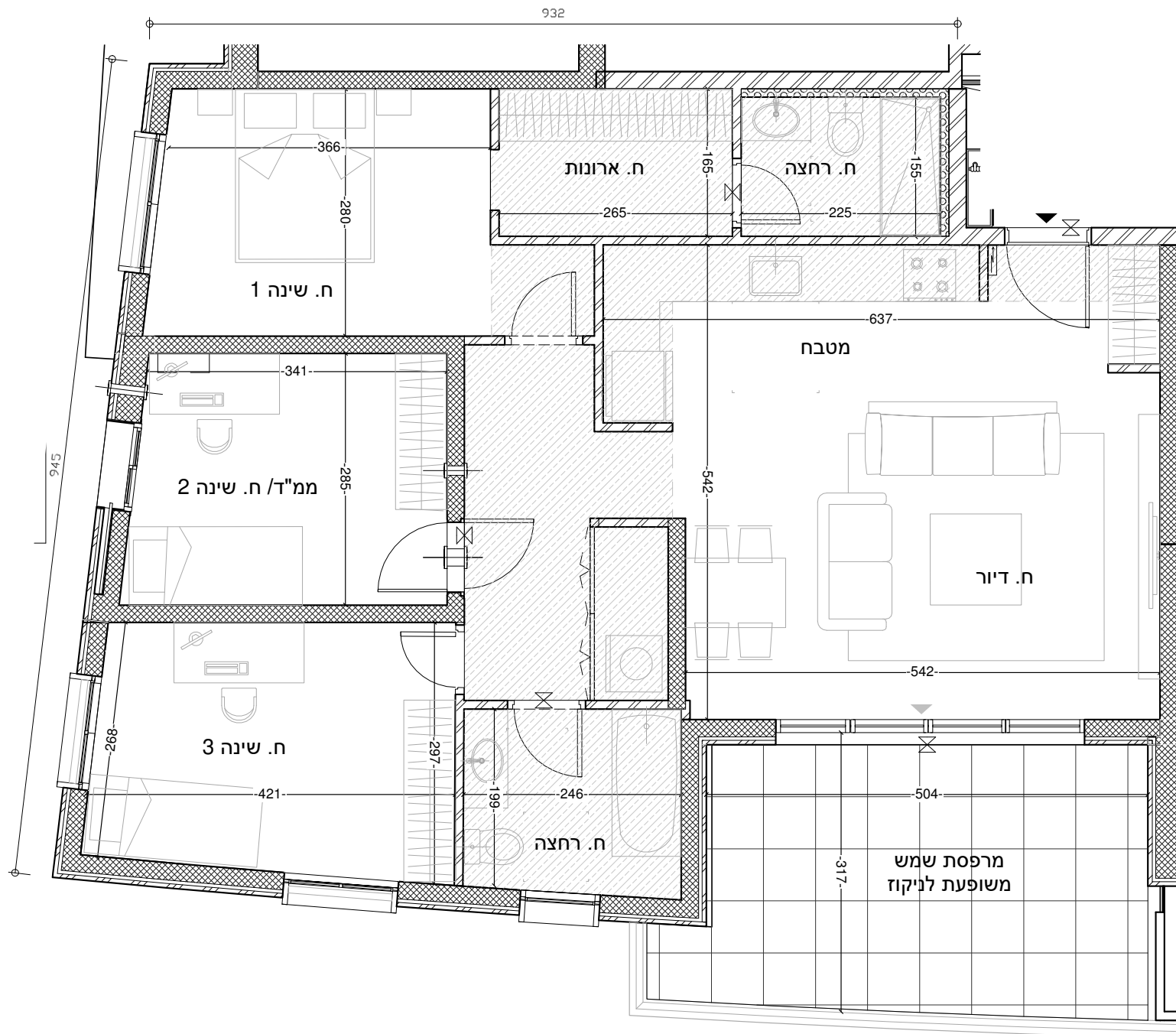
A building permit has not yet been received and these plans are for illustrative and informational purposes only. Changes may be made in accordance with the requirements of the authorities and/or at the company's discretion. The company will only be bound by the sales agreement, including the sales plan and specifications under the Sales Law, which will be signed by the company and the buyers. The sales plan may include furnishings and electrical appliances, which are not included in the sale, solely for illustrative purposes.

F

3-Bedroom Apartment

102 sqm
17 sqm Balcony

Jerusalem



A building permit has not yet been received and these plans are for illustrative and informational purposes only. Changes may be made in accordance with the requirements of the authorities and/or at the company's discretion. The company will only be bound by the sales agreement, including the sales plan and specifications under the Sales Law, which will be signed by the company and the buyers. The sales plan may include furnishings and electrical appliances, which are not included in the sale, solely for illustrative purposes.



Africa Urban Renewal is a subsidiary of Africa Israel Residences, one of the leading and best-established companies in the industry. It is active in the urban renewal field in general, and particularly in Vacate & Build projects, providing a vital response to needs for urban renewal and high-quality new construction within city centers across Israel.

Jerusalem is a strategic focus for Africa Urban Renewal, which made its mark by performing the very first demolition within the Katamon neighborhood, as part of the city's first ever Vacate & Build project. It has also carried out a huge project in Kidmat Gonen involving more than 1,000 residential units. The broad professional knowledge and in-depth experience it has amassed over the years, through projects nationwide, constitute the foundations of Africa Urban Renewal's continued success and make its projects in especially high demand.

[Our expert team is here to take care of every need, answer all your questions, and support you on every step of the way to your new home.](#)



Our Projects in Jerusalem



Savyoney Arnona



Savyon View



HaNeviim Court



7 Kook Street



Arnona Boutique



Savyoney New Katamon



Savyoney Ramat Sharet



Kidmat Gonen



All renderings are for illustrative purposes only. Changes may be made in accordance with the requirements of the authorities and/or at the company's discretion. The development of public areas may change in accordance with the decision of the local authority, which is solely responsible for performing such development.



Savyoney Kiryat Yovel

This is the **TIME**, this is the **PLACE**

Contact Us

+972-2-3730700

+972-58-425-8253

