



CENTIMAX

DESIGN & CONSTRUCTION LTD

Value-engineering your dream with us

INTRODUCTION

CENTIMAX Design & Construction Ltd. is a duly registered company under the laws of Kenya reg no. PVT-6LUKZ8XJ as well as National Construction Authority (NCA) reg no. 86747/B/0824. We provide a one-stop shop experience for Professional Design and Construction services to our esteemed clients thus eliminating the hustle of engaging the various building consultants independently. We recognize that team work is pivotal in helping us meet our client's needs in a timely and coordinated manner while ensuring transparency, accountability, reliability and proficient communication throughout the design and construction process.

ABOUT US

Our diverse and vibrant team of consultants entails Registered professionals including Architects, Civil and Structural Engineers, Quantity Surveyors, Interior Designers, Project Managers, Valuers, Geotechnical surveyors and Contractors who ensure that projects are successfully executed from inception to Completion. We offer our clients **Quality** services while ensuring that projects are executed in a **Timely** manner and are within the computed **Costs**.

MISSION STATEMENT

We provide our clients with a hassle-free Construction Project experience from professional design to building completion at an agreed pocket-friendly price and by a fixed completion date.

VISION

To become a leading design and construction consortium in the region.

TERMS OF ENGAGEMENT

Centimax Design & Construction Ltd takes the approach of a Turnkey form of contract which is often referred to as Design and Build contract. As provided in the Law, a Turnkey Contract entails an all-inclusive agreement whereby, a single entity, known as the contractor or developer is responsible for delivering both the design and construction of a project at an agreed price and by a fixed date. The contractor is employed by the client to plan, design and build a project and deliver it when fully functional and complete.

Turnkey contracts represent a comprehensive and efficient procurement method that provides clients with a hassle-free experience from design to completion. By differentiating turnkey contracts from traditional approaches like Joint Contracts Tribunal (JCT) Implementation only and Construction Management, project

owners can make informed decisions to suit the specific needs of their projects. Turnkey procurement is particularly effective for commercial, industrial, infrastructure, and residential projects where clients seek an integrated solution that ensures timely delivery and minimizes risks.

The primary advantage of a Turnkey contract is that it minimizes the owner's day-to-day involvement since the contractor assume the risk and responsibility for every aspect of the project from design inception to final handover. Other advantages include:

1. **Simplified Process:** Turnkey contracts provide a streamlined approach, as the contractor manages both design and construction, reducing coordination challenges.
2. **Single Point of Accountability:** The contractor assumes full responsibility, minimizing disputes between various parties and offering a clear point of contact for the client.
3. **Time and Cost Efficiency:** With a turnkey approach, potential delays and cost overruns are minimized, as the contractor is incentivized to meet agreed-upon deadlines and budgets.

Some of the services offered include:

1. Architectural Design
 - a. Residential
 - i. Maisonettes
 - ii. Bungalows
 - iii. Apartments
 - b. Institutional
 - i. Hospitals
 - ii. Schools
 - iii. Warehouses
 - c. Commercial
 - i. Office Buildings
 - ii. Mixed-use Developments
2. Construction
3. Interior Design
4. Project Management
5. Bills of Quantities
6. Structural Design