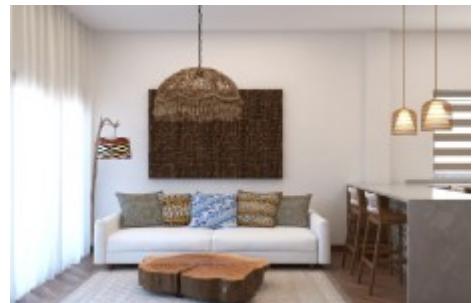
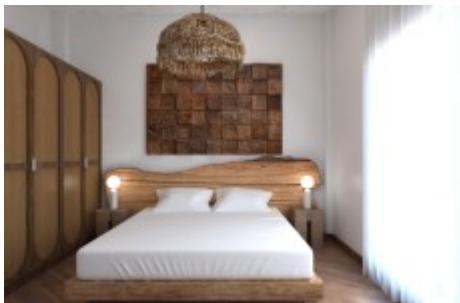


# 1-Bedroom Apartment for Sale - Paje

Paje , Zanzibar

-6.273451, 39.533259



Upepo is a luxury 1-bedroom apartment within the Vela Paje Zanzibar development in Paje. Located on the 1st and 2nd floors, the apartment is designed to capture Zanzibar's natural trade winds while offering a spacious, elegant living environment. With its prime location near the main road and approximately 300 meters from Paje Beach, Upepo provides strong rental demand, lifestyle comfort, and a compelling investment opportunity in one of Zanzibar's most desirable tourism destinations.

**Property Size and Layout-** Internal area: 51.06 m<sup>2</sup>- Private outdoor balcony: 5.67 m<sup>2</sup>- Floor level: 1st and 2nd floors

**Layout details:-** Living and dining area: 26.25 m<sup>2</sup>- Open kitchen: 6.19 m<sup>2</sup>- Bedroom: 13.75 m<sup>2</sup>- Bathroom: 4.87 m<sup>2</sup>- Outdoor balcony: 5.67 m<sup>2</sup>

**Unit Features-** Fully furnished and fully equipped- African-inspired contemporary interior design with elegant finishes- Open-plan living and dining area with flat-screen TV- Modern kitchen with high-end appliances- Spacious bedroom with queen-size bed, premium linens, and blackout curtains- Stylish bathroom with premium fixtures and glass-enclosed shower- Private balcony designed to capture Zanzibar's tropical breezes- Move-in ready, including sheets, curtains, and towels

**Development Amenities-** 24/7 security with CCTV and gated access- Reception and concierge services- On-site restaurant and bar- Co-working space with high-speed fibre internet- Large communal swimming pool set within tropical gardens- Modern gym and fitness centre- Professionally maintained common areas- Eco-friendly infrastructure including solar panels and water-saving fixtures

**Investment Highlights-** Ideal for holiday rental, long-term rental, or personal residence- Starting price from USD 135,000- Fully furnished, high-end appliances included, VAT included- Optional professional rental management available- Forecasted net rental yield: 13% - 23%

**Estimated breakeven period:** approximately 4.3 years- Projections based on a USD 190 nightly rate and 85% occupancy- Strong capital appreciation potential as Paje continues to grow- Limited availability: only 44 Upepo apartment units

**Developer-** Developed by Spectral Invest Limited , Eco-conscious luxury real estate developer founded by experienced European professionals- Strong focus on sustainability, high-quality construction, and integration with Zanzibar's natural and cultural environment- Proven track record with completed residential projects in Paje Views and Surroundings- Garden, village, and tropical landscape views- Airy, tranquil living environment enhanced by natural light and ventilation- Secure resort-style setting- Surrounded by boutique hotels, cafés, and lifestyle destinations- Located in Paje, a globally recognized kitesurfing and tourism hub

**Location and Access-** Located near the main road in Paje for convenient access- Approximately 300 meters from Paje Beach- Approximately 50 km from Zanzibar International Airport- Estimated travel time from the airport: around 70 minutes

**Ownership and Payment Structure-** Secure ownership under Zanzibar condominium regulations- Condominium title issued-

Investor-friendly staged payment plan available Summary  
Upopo at Vela Paje Zanzibar offers a spacious, elegant, and eco-conscious 1-bedroom apartment investment in a prime Paje location. With a larger layout than studio units, strong projected rental yields, professional management options, and limited unit availability, Upopo Apartments present an attractive opportunity for investors and lifestyle buyers seeking long-term value and sustainable luxury living in Zanzibar.

## Overview

Purpose:For Sale	Sale price:\$135000	Rent price:\$
Land area:m?	Living area:26.25m?	Bedrooms:1
Bathrooms:1	Country:Tanzania	Zip code:
Balcony/terrace:5.67m?	Garden area:m?	

## Indoor amenities

- ✓ Cable TV
- ✓ Internet

## Outdoor amenities

- ✓ Parking
- ✓ Balcony
- ✓ Pool
- ✓ Garden / Outdoor Space
- ✓ Distance to Beach

**Agent Details**

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**Mayer & Co**