



# 1<sup>ST</sup> MURANG'A INVESTMENT CONFERENCE

***Unlocking Murang'a as an Industrial Hub***

**Thika Greens Golf Resort, Murang'a | 13<sup>th</sup>-14<sup>th</sup> June, 2025**



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**Investment Guide**  
Murang'a Invest 2025

**Theme**  
Unlocking Murang'a as an Industrial Hub

**Date:**  
13<sup>th</sup> - 14<sup>th</sup> June 2025

**Venue**  
Thika Greens Golf Resort, Murang'a





# 1<sup>ST</sup> MURANG'A INVESTMENT CONFERENCE

## PURPOSE

The Murang'a Investment Conference 2025 creates a platform that brings together investors, business people, government representatives and industry leaders to unlock various opportunities, particularly the manufacturing sector within Murang'a County.

## BACKGROUND

For countries to grow economically, history has shown that they must transit from primary production to value addition and manufacturing. This is how the West became prosperous. Similarly, East Asia within a generation has lifted millions out of poverty. The current global trade wars offer Africa a unique opportunity to leverage and attract manufacturing overcapacity from countries wishing to avoid tariffs.

This will create jobs and technology transfer in Murang'a if the objectives of this conference are realized. In particular, industries in the agro-processing sector are encouraged to attend and consider investing because of the backward linkages created. However, the conference will showcase an expanded menu of investment options including healthcare, technology, recreation and sports.



## OBJECTIVES:

1. To showcase viable investment opportunities across key investment sectors such as agriculture, manufacturing, health and technology.
2. To attract private capital from local and international entities to invest in various opportunities in Murang'a County.
3. To provide a networking platform for investors and policy makers.
4. To build long-term partnerships that create jobs and accelerate Murang'a County development.

## EXPECTED OUTCOMES:

1. Onboarding local, foreign and diaspora as investors in Murang'a County.
2. Opening Murang'a County as an investment destination into the future.
3. Increasing investor awareness and commitments in key sectors.
4. Strengthening public private partnerships.

## THE CONFERENCE:

This two-day event will be held on 13<sup>th</sup> - 14<sup>th</sup> June, 2025 at Thika Greens Golf Resort, in Murang'a County.



**H.E Dr. Irungu Kang'ata, CBS**  
**Governor - Murang'a County**



**H.E Stephen Munania**  
**Deputy Governor - Murang'a County**



*Thika Greens Golf Resort is an 18-hole par championship golf course sitting on 306 acres of a well-manicured grass landscape. It is within a 1700 acre golf estate. It adjoins Nairobi-Thika-Embu Super Highway.*

## The Team | County Budget and Economic Council

The Murang'a County Budget and Economic Council is behind this investment conference. It has the following members:



**Dr. Peter Munga, EGH** is the founder of Equity Bank Kenya, a leading financial institution that traces its origin from Murang'a county. He is the current Chairman of the Equatorial Nut Ltd, an agro-processing company based in Murang'a County. He is a board member of Britam Holdings Ltd. In addition, he is the founder and current chairman of Pioneer Group of Schools. Dr. Munga chairs the Budget and Economic Council.



**Dr. S.K. Macharia** is the founder and Chairman of the Royal Media Services Ltd, the leading broadcaster in East Africa. In addition, he has interests in the insurance sector. He is a pioneer manufacturer in Kenya having had interests in Madhu Paper Industries. He holds a Bachelors of Science (Accounting) degree from the University of Washington, United States, and a Masters of Science in Accounting from the same University. In 2014, the University of Nairobi conferred him the degree of Doctor of Letters.



**Jimnah Mbaru** is an entrepreneur and the Chairman of Dyer and Blair Investment Bank, which operates in Kenya, Uganda and Rwanda. He served as the Chairman of the Nairobi Stock Exchange (N.S.E) for over 12 years. He was the founding Chairman of the African Stock Exchange Association. He previously served as a member of the National Economic and Social Council under the chairmanship of former President H.E Mwai Kibaki. He also served in the Vision 2030 Board. He was Chairman of the National Cereals and Produce Board (NCPB). He is a director of several companies, including the Britam Group, which is listed on N.S.E.

He holds Bachelors of Commerce and Bachelors of Law (LLB) degrees, both from the University of Nairobi, as well as a Masters in Business Administration (MBA) from IMD, Lausanne, Switzerland.



## The Team | County Budget and Economic Council



**Prof. Macharia Muthure** is the current chairman of the Equity Group PLC – one of the largest integrated financial services provider in Kenya and East Africa. He has previously served as a Professor of ENT, Head and Neck Surgery at the University of Nairobi's Medical School. He is the Co-founder and Chairman of Nairobi ENT Clinic and Otolaryngology Associates and is a past President of the Pan-African Federation of Otorhinolaryngological Societies. He has served in various expert committees of the WHO and chaired technical advisory groups for the Ministry of Health Kenya. He is the Chancellor of Karatina University.



**Dr. Kanyenje Gakombe** is the founder and CEO of Nairobi Metropolitan Hospital. In addition, he serves as the Chairman of Healthcare Federation Kenya. He is also the Chairman of Kenya Association of Hospitals (KAH). He has previously served in the National Social and Economic Council. He holds a Masters of Business Administration from the University of Nairobi and Bachelor of Medicine & Bachelor of Surgery from the same university.



**Prof. Zipporah Nganga** is the Vice Chancellor of Mama Ngina University. She previously served as the Deputy Vice Chancellor of South Eastern University of Kenya. She has also worked as a professor in Jomo Kenyatta University and also as a lecturer at Kenyatta University.



**Prof. Felicita Wanjiru Njuguna** is a Kenyatta University Professor of Education Management and Policy Studies. She has worked as a Director in the Ministry of Education and consulted for the Ministry under a World Bank project. In addition, she has worked for UNHCR in Somalia.

## The Team | County Budget and Economic Council



**Dr. Eng. John Mosonik EBS, CBS** serves as a Director in the Board of Safaricom PLC, a leading telecommunications company in Eastern and Central Africa. He has previously served as Principal Secretary in the State Department of Infrastructure as well as Chief Administrative Secretary for Petroleum and Mining. He is a trained Electrical Engineer from the University of Nairobi and also holds a PhD in Business Administration in Strategic Leadership, Northcentral University U.S.A.



**Dr. Salome Gitoho** is a leading consultant in Human Resources, Organizational Development, Leadership and Corporate Governance. She has previously worked in the Strategy, Business Development and Human Resources portfolios with various organizations such as The Nairobi Hospital. Her training and consulting work cuts across Africa, Asia, Europe and the UAE. Internationally, she has served as Rotary Representative to UN-HABITAT, UNESCO and currently Rotary International Representative to UNEP.



**Amb. Muthoni Gichohi** is a lawyer and a former Ambassador of the Republic of Kenya to the Peoples Republic of China. She has a broad range of experience and skills built over 35 years as a diplomat, legal professional and industry leader with diverse stakeholders in Public and Private Corporations, Government and Social Enterprises.



**H.E. The Governor - Dr. Irungu Kangata, CBS**, is the county Governor. He holds a PhD in Law from the University of Nairobi. He has previously served as Senator, Member of Parliament and has practiced law for a long time. He has taught law at Catholic University of Eastern Africa.



## The Team | County Budget and Economic Council



**H.E. Deputy Governor - Stephen Munania** is the youngest Deputy Governor in Kenya, at 32 years of age. He holds a Masters Degree in International Relations from Masinde Muliro University. He has previously served in the National Government Administration.

### Honorary Members



**Chris Flowers** is the Managing Director of Kakuzi Kenya Ltd. His career has spanned the last 25 years in agricultural companies in Tanzania, Malawi, Uganda and Kenya. Kakuzi Plc. is listed in both Nairobi and London Securities Exchanges. The company is based in Murang'a County and is engaged in the production, processing and marketing of agricultural produce.



**Wayne Cook** is the Managing Director of Del Monte Kenya Ltd. Delmonte Kenya Ltd is a Murang'a-based multinational engaged in large scale fruits production, processing and marketing.



**Prof. Dickson Nyariki** is the Vice Chancellor of Murang'a University of Technology. He is a Professor of Land Resources Management and Agricultural Technologies, University of Nairobi.



**Dr. Gibson Mutai** is a specialist in Artificial Intelligence (AI), Internet of Things (IoT) and Embedded Computing Systems, with a focus on low-cost, resource-efficient technologies for agriculture, healthcare and smart systems. His work emphasizes the application of TinyML and edge computing to solve real-world problems in resource-constrained environments. He currently serves as a Lecturer at Moi University and is the Co-founder and Chief Technical Officer at Innovate Technologies, Kenya.

## The Team | County Budget and Economic Council



**Rt. Hon. Johnson Mukuha (PMP)** is serving as the second Speaker of the third County Assembly of Murang'a. An Architect in private practice specializing in Project Management and Project Finance. He is also the Chairman of Markem Management Ltd and has vast experience of over 25 years managing infrastructural projects in Kenya and in the region. He holds an MBA in Project Management from Business School of Costa Rica.

### County Executive Committee Members (CECM)

- **Dr. Newton Mwangi** - County Secretary - PhD in Education
- **Bernard Kariuki** - Deputy County Secretary - BA in Economics
- **James Kamau Thuku** - County Attorney- Masters in Law
- **Philemon Kibiru** - Chief of Staff- Bachelors of Education
- **Prof. Kiarie Mwaura** - Finance and Economic Planning - PhD in Law
- **Paul Mugo** - Agriculture, Trade, Industrialization and Cooperatives - BA Economics
- **Dr. Winnie Mwangi** - Public Service and ICT - PhD in Land Economics
- **Dr. Kiringai Kamau** - CECM Devolution and External Linkages - PhD in Economics
- **Faith Njoroge** - Education and Technical Training - Masters in Education
- **Dr. Fredrick Mbugua** - Health Services - Masters in Medicine
- **Mary Magochi** - Water and Environment - BSc in Water Engineering
- **Pius Macharia** - Roads and Infrastructure - Bachelor of Architecture
- **James Gatuna** - Lands & Physical Planning - BSc Electrical and Electronics Engineering
- **Noah Gachucha** - Youth Affairs, Sports, Culture & Social Services - BSc Actuarial Science

### County Assembly Leadership

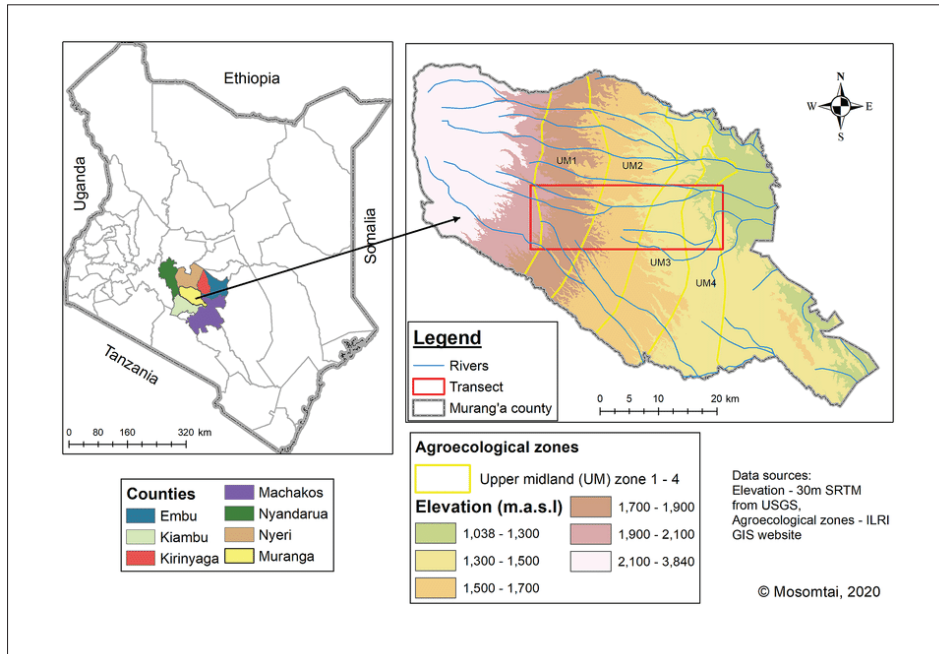
- **Hon. Johnson Mukuha** - Speaker
- **Hon. Moses Gachui** - Deputy Speaker
- **Hon. Francis Kibe** - Majority Party Leader
- **Hon. Liz Mbugua** - Deputy Majority Party Leader
- **Hon. Morris Thuku** - Majority Party Whip
- **Hon. Steven Muigai** - Deputy Majority Party Whip



## About Murang'a

### Location and Population

A highland county located in central region of Kenya and covers 2,558.8 km<sup>2</sup> land mass with a population of 1,056,640 as per the 2019 Census. It is located about 30 km from Nairobi, Kenya's capital city.



### Governance and Performance

Murang'a County Government was recognized nationally as the best performing in a public survey released by InfoTrak Research and Consulting on 11<sup>th</sup> Feb 2025. The Council of Governors (CoG), during the 2023 Bi-Annual Devolution Conference in Eldoret, awarded Murang'a County Government for being the best County in service delivery. It is a highly automated County Government with robust investments in public services like health.

### Economic and Social Development

The main economic activities are; **Agriculture** - Coffee, Tea, Avocado, Macadamia, Dairy, Mangoes, Maize, Horticulture **Trade, Commerce, Manufacturing** and **Industry**. It has a well-educated populace.

### Infrastructure

The County has extensive paved road network, power, hospitals and stable internet.

### Development Index

As per World Bank Kenya Poverty Assessment Report December 2023, Murang'a County was ranked **8<sup>th</sup>** most prosperous county in Kenya.

## Why Invest In Murang'a



- Strategic Location
- Close Proximity to Key Markets
- Developed Infrastructure
- Solid and Open Governance
- Industrial and Agricultural Potential
- Investment Friendly Policies
- Skilled Labour
- Availability of Inputs and Raw Materials
- Entrepreneurial Spirit
- Availability of Land
- Capital availability and Financial Institutions

## Anchor Institutions



Murang'a University of Technology & Other Colleges.



Tea & Coffee Factories



Coffee Mills & Other Value Chain Factories



Water Utility Companies



Cooperative Societies



Financial Institutions



# Murang'a County Fact Sheet

## Proximity to Critical Amenities

- **Railway** – Various county lands are served by a railway line. This includes Murang'a Industrial Park which is 60 km to the Standard Gauge Railway.
- **Airport** – The main airport in Kenya, Jomo Kenyatta International Airport is 55 km from Murang'a County.
- **Fibre Optic Cable** – Availability of Fibre connectivity by major internet providers.
- **Stable Electricity Grid** - The national power generator has two substations in Murang'a.
- **Water Connectivity** - Murang'a provides 80% of clean water to Nairobi and has sufficient water for both domestic and industrial consumption.

## Demographic Data

| Demographic data                       | 2009                              | Rank          | 2019                 | Rank         |
|--|-----------------------------------|---------------|----------------------|--------------|
| Population                             | 942,581                           | 14            | 1,056,640            | 18           |
| Rural                                  | 808,787                           | 10            | 938,213              | 12           |
| Urban                                  | 133,794                           | 22            | 118,427              | 25           |
| Population distribution (2019 Census)  | <b>Cohorts</b>                    | <b>Female</b> | <b>Male</b>          | <b>Total</b> |
|  | 0-5                               | 65,653        | 66,894               | 132,547      |
|  | 6-14                              | 103,660       | 106,316              | 209,976      |
|  | 15-35                             | 165,268       | 169,225              | 334,493      |
|  | 36-60                             | 135,361       | 132,863              | 268,224      |
|  | 61+                               | 62,721        | 48,634               | 111,355      |
|  | <b>2009</b>                       | <b>Rank</b>   | <b>2019</b>          | <b>Rank</b>  |
| Households                             | 256,127                           | 9             | 318,105              | 9            |
| Rural                                  | 216,730                           | 4             | 276,508              | 4            |
| Urban                                  | 39,397                            | 17            | 41,597               | 19           |
| Households size                        | 3.7                               | 42            | 3.3                  | 42           |
| Surface area (Sq. km)                  | 2,559                             |               | 2,559                |              |
| Population Density (people per sq. km) | 368                               | 11            | 419                  | 12           |
| Sub counties                           |                                   |               | 9                    |              |
| Constituencies                         |                                   |               | 7                    |              |
| Wards                                  |                                   |               | 35                   |              |
| Dominant economic activity             | Agriculture, forestry and fishing |               | Coffee, Avocado, Tea |              |

Murang'a-County-Kenya-County-Fact-Sheets-3rd-Edition-by-CRA

## Education Data

|  |               |             |                |             |
|--|---------------|-------------|----------------|-------------|
| <b>Education</b>   |               |             |                |             |
| <b>Education Outcomes</b>                                | <b>2009</b>   | <b>Rank</b> | <b>2019</b>    | <b>Rank</b> |
| Population with primary education (%)                    | 61.7          | 12          | 54.9           | 18          |
| Population with secondary education (%)                  | 24.7          | 13          | 26.8           | 13          |
| Population with complete Primary or Higher education (%) |               |             | 82.5           | 5           |
| Pre-Primary School Net Enrolment Rate (%)                |               |             | 80.8           | 12          |
| Primary School Net Enrolment Rate (%)                    |               |             | 90.1           | 2           |
| Secondary School Net Enrolment Rate (%)                  |               |             | 63.4           | 4           |
|  | <b>2009</b>   | <b>Rank</b> | <b>2015/16</b> | <b>Rank</b> |
| Literacy levels (%)                                      | 82.9          | 11          | 93             | 2           |
| <b>School Outcomes</b>                                   | <b>2009</b>   | <b>Rank</b> | <b>2015/16</b> | <b>Rank</b> |
| Primary school net attendance rates (%)                  | 93.4          | 1           | 92.7           | 8           |
| Secondary school net attendance rates (%)                | 33.3          | 4           | 52.4           | 6           |
| <b>School Infrastructure, 2019</b>                       |               |             |                |             |
| <b>No of schools</b>                                     | <b>Public</b> |             | <b>Private</b> |             |
| ECDE centres   | 984           |             | 984            |             |
| Primary schools  | 511           |             | 170            |             |
| Secondary schools  | 310           |             | 30             |             |
| <b>No. of teachers</b>                                   | <b>Public</b> |             | <b>Private</b> |             |
| ECDE centres   | 1,503         |             | 1,503          |             |
| Primary schools  | 5,679         |             | 1,533          |             |
| Secondary schools  | 4,610         |             | 521            |             |
| <b>Pupils Teachers Ratio (PTR)</b>                       | <b>Public</b> |             | <b>Private</b> |             |
| ECDE centres   | 25            |             | 7              |             |
| Primary schools  | 31            |             | 20             |             |
| Secondary schools  | 25            |             | 12             |             |

Murang'a-County-Kenya-County-Fact-Sheets-3rd-Edition-by-CRA

## Murang'a County Government Incentives

- One stop shop service for facilitation and after care.
- Rapid project approval and licensing.
- Designated investment officers acting as a linkage between the investors and all other regulators.
- Free advisory and consultancy services by designated investment officers.
- Light, automated and consolidated business regulatory regime.
- Availability of land.
- Secure private property rights.
- Opportunity for infrastructure developments through joint venture.

## Value Chains



### **150,000 Metric Tonnes**

Number of metric tonnes produced annually in Murang'a County making it the leading source of Ovacados in Kenya.



### **Kes. 17.8 Billion**

Gross Value of tea produced by Murang'a County small scale holder farmers in the year ending June 2024 making it the leading producer in the small holder category. The county has 10 Kenya Tea Development Agency (KTDA) managed tea factories



### **31,000,000 kilos**

Annual production of cherry coffee in Murang'a county, making it one of the top 5 leading counties in production.



## Market Opportunities

- 1. Kenyan Market** - According to the World Bank Report, 2024, Kenya's economy is a lower-middle income economy, with a nominal GDP of approximately **USD 116.32 billion**. It is:
  - The 66<sup>th</sup> largest economy in the world based on nominal GDP
  - The 59<sup>th</sup> largest based on Purchasing Power Parity (PPP). In 2023, Kenya's GDP was valued at **USD 108.04 billion**.
- 2. East African Market** - Kenya is a member of East African Community comprising 8 member countries. Kenya is the largest economy in East and Central Africa. The East Africa Economy is worth around **USD 768 billion** in terms of total GDP, with a population of approximately 500 million.  
The region's total trade with the rest of the world was **USD 80.6 billion** in 2023, with intra-EAC trade accounting for 15% of the total.
- 3. Africa Market**- Kenya Economy is the 3<sup>rd</sup> largest in Sub Saharan Africa and 7<sup>th</sup> largest economy in Africa by GDP (Nominal) according to IMF 2024. The total investable wealth in Africa is estimated at **USD 2.5 trillion**.
  - Additionally, the African Continental Free Trade Area (AfCFTA) has the potential to unlock **USD 3.4 trillion** in value.
  - The African Space and Satellite Industry is valued at **USD 19.49 billion**.
- 4. Europe Market** - The EU-Kenya Economic Partnership Agreement of 2023 liberalizes EU market for Kenyan products incentivizing EU investment to Kenya. As a consequence, Netherlands is the 2<sup>nd</sup> largest export market for Kenyan goods. The total trade between EU and Kenya reached 3 billion Euros in 2023 representing an increase of 16% compared to 2018.
- 5. US Market** – Kenya is part of the **African Growth and Opportunity Act (AGOA)**, which provides duty-free access to the US market for eligible Kenyan products, particularly in the textile and apparel sectors.  
However, with AGOA set to expire this year, Kenya is currently negotiating a Bilateral Trade Agreement which will be the **1<sup>st</sup> in Africa**.
- 6. Other Markets** - Kenya has access to different markets under various arrangements including Kenya-UAE Landmark Comprehensive Economic Partnership Agreement, Pakistan among others.

## Key Investment Opportunities



1. Murang'a Industrial Park
  - a) Export Processing Zone (EPZ)
  - b) Special Economic Zone (SEZ)
2. County Aggregation and Industrial Park (CAIP)
3. Gikono Landfill
4. Murang'a County Creameries Cooperative Union (MCCCU)
5. Small and Medium Enterprises Parks (SMEs)
6. Cultural Site (Mukurwe wa Nyagathanga)
7. Mariira Farm Kenyatta Agricultural Training Centre

### 1. Murang'a Industrial Park

#### **Murang'a Industrial Park (1300 Acres) Land Reference Number 12157/8**

It is located along Nairobi-Embu Highway. Approximately 45 km drive from Nairobi Central Business District. Export Processing Zone (EPZ) has an allocation of **500 acres** and Special Economic Zone (SEZ) has **800 acres**.

The County Assembly of Murang'a is currently considering a bill to establish an autonomous authority to manage the industrial park and create other Murang'a County-Specific incentives.

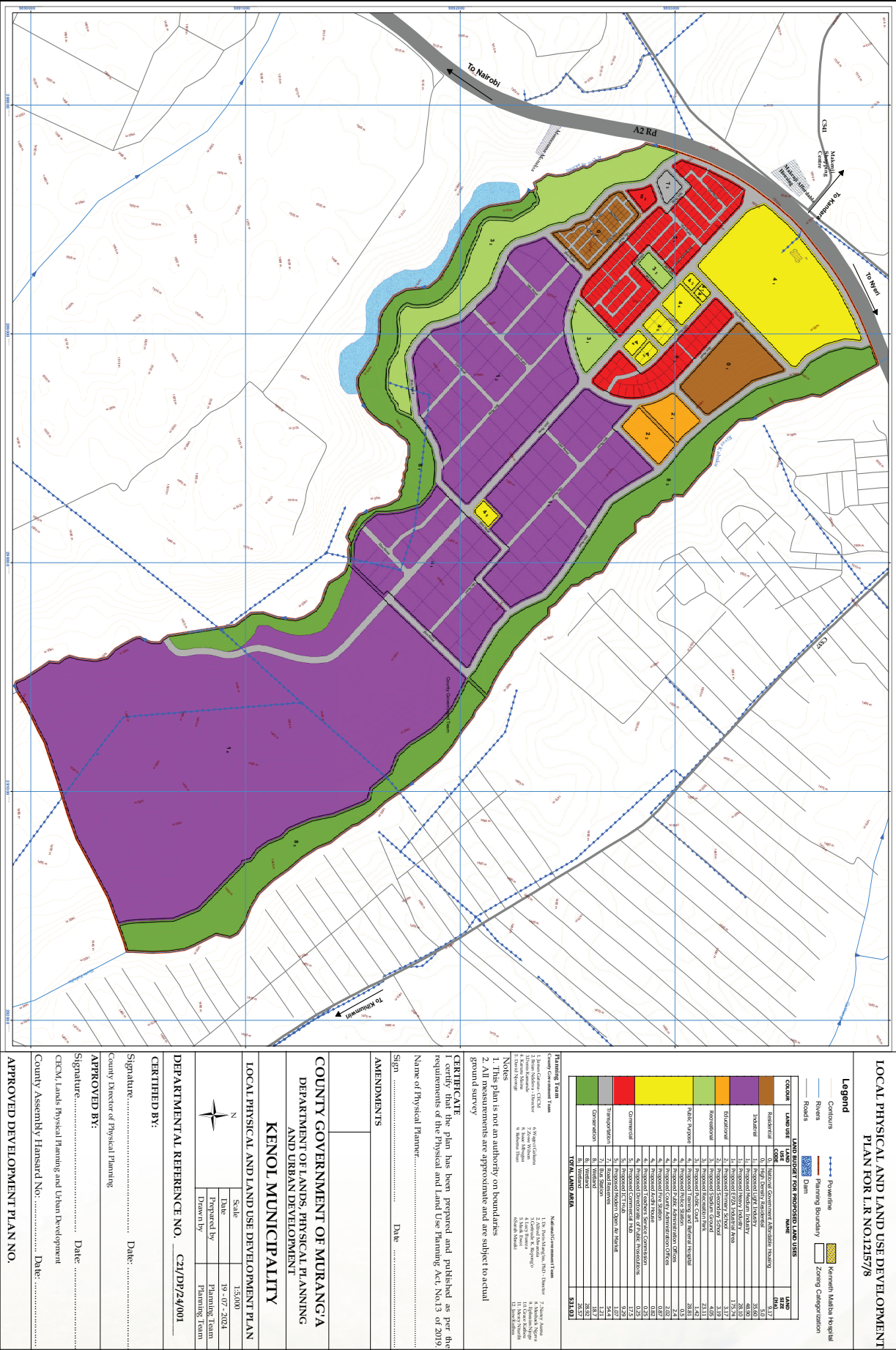
#### **a. Export Processing Zone (500 acres)**

#### **b. Special Economic Zone (800 acres)**

- i. Murang'a MediCity (75 acres)
- ii. Light, Medium and Heavy Industries (276 acres)
- iii. Technology and Innovation Hub (23 acres)
- iv. Commercial Hub (43 acres)
- v. Stadium (10 acres)
- vi. Recreational Area (57 acres)
- vii. Market (2.6 acres)
- viii. Bus Station (3 acres)
- ix. Schools (16 acres)
- x. Housing (12 acres)
- xi. Affordable Housing (22 acres)
- xii. Infrastructure -Roads, Sewer, Water, Internet, Power (134 acres)
- xiii. National and County Government Institutions (remainder acreage)



## Murang'a Industrial Park Approved Plan





## A. Export Processing Zone

This is a **500 acre** portion excised by the County Government of Murang'a from the larger Land Reference No. 12157/8. The portion was allocated to the National Government's Export Processing Zone Authority through a gazette notice.

The land is managed by EPZA. However, as per negotiations undertaken before the transfer of the land to EPZA, the county has leverage over 10% of the land (50 acres).

### **Incentives under national government laws for companies in EPZ include:**

- 10 years corporate tax holiday
- 10 years withholding tax holiday
- 100% investment deduction on new investment
- Perpetual exemption from payment of stamp duty on legal instrument
- Perpetual exemption from VAT and customs import duty on inputs
- Operation under one license issued by EPZA
- No exchange controls
- Onsite customs documentation by customs staff
- Unrestricted investment by foreigners
- One stop shop service for facilitation and after care
- Rapid project approval and licensing

### **Investment Opportunities:**

- Industries targeting the export market





## B. Special Economic Zone

The Special Economic Zone is set to occupy **800 acres** of the Murang'a Industrial Park.

**The benefits accruing to businesses under SEZA include:**

- 10% for the first 10 years after start of operation on corporate tax, 15% for the next 10 years and 30% for the subsequent years
- Zero rated tax on supply of goods or taxable services to an SEZ
- Stamp duty exemption from executing documents on instruments relating to the business activities of SEZ Enterprises, Developers and Operators
- Exemption from payment of withholding taxes on royalties, interest, management fees, professional fees, training fees, consultancy fee, agency or contractual fees paid by a SEZ entities, in the first 10 years of its establishment, to a non-resident person
- Exemption from payment of Capital Gains Tax on transfer of property within a Special Economic Zone Enterprises, Developers and Operators
- 100% investment deduction (allowance) on all construction of a building and purchase / installation of machinery for use by a SEZ Enterprise
- Excise Duty is exempted
- Exemption from payment of Import Declaration Fees (IDF)
- All imports is exempted from import duty
- Electricity USD 6 cents (Kes. 10) per unit for SEZ entities
- 100% market access to domestic Market (EAC) subject to payment of relevant duties and taxes



## Opportunities within the Special Economic Zone

### i. MURANG'A MEDICITY

This is a 75 acre portion forming part of the larger Murang'a Industrial Park dedicated to the health industry.

#### Investment opportunities include:

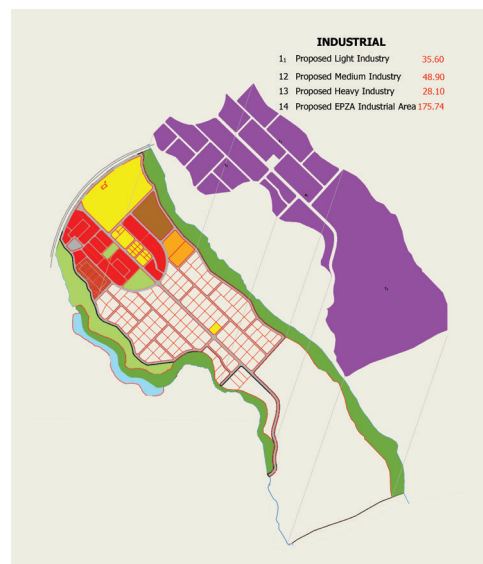
- A partnership with the county government to expand the existing Kenneth Matiba Hospital
- Establishment of medical and non-medical manufacturing sites
- Nursing homes and rehabilitation centres
- Any health care related investment



### ii. LIGHT, MEDIUM AND HEAVY INDUSTRIES

This is a 276 acre portion forming part of the larger Murang'a Industrial Park dedicated to light, medium and heavy industries.

Preference will be given to agro-processing factories that create backward linkages with Murang'a farmers of dairy, tea, coffee, avocado, maize, mangoes and macadamia.

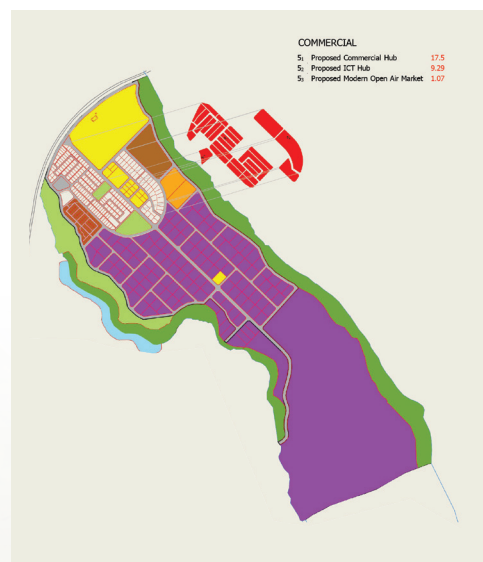


### iii. TECHNOLOGY AND INNOVATION HUB

This is a 23 acre portion forming part of the larger Murang'a Industrial Park dedicated to technology and innovation.

#### Investment opportunities include:

- Establishment of physical spaces that foster development of new technological solutions such as incubator hubs, research and development hubs, co-working spaces and innovation hubs





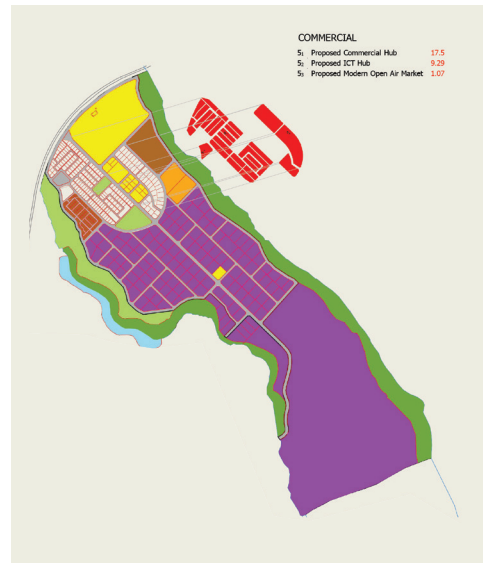
## Opportunities within the Special Economic Zone

### iv. COMMERCIAL HUB

This is a 43 acre portion forming part of the larger Murang'a Industrial Park dedicated to commercial activities like trade, business and economic exchanges.

#### Investment opportunities include:

- Banking
- Insurance
- Other commercial service sector

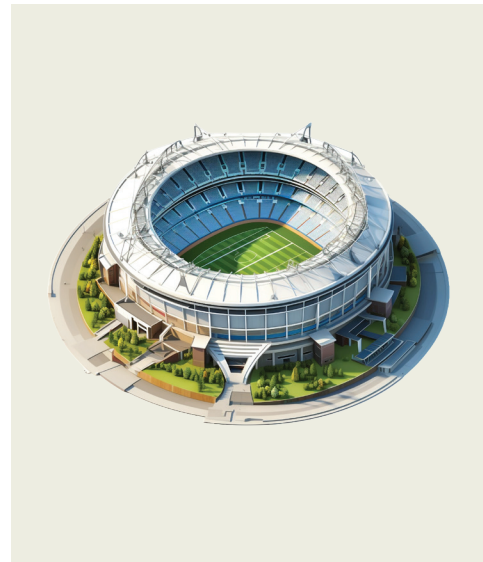


### v. STADIUM

This is a 10 acre portion forming part of the larger Murang'a Industrial Park dedicated to sports and talent centers.

#### Investment opportunities include:

- Establishment of a stadium football, rugby, athletics and concerts
- Gymnasiums and training grounds
- Athletics Tracks

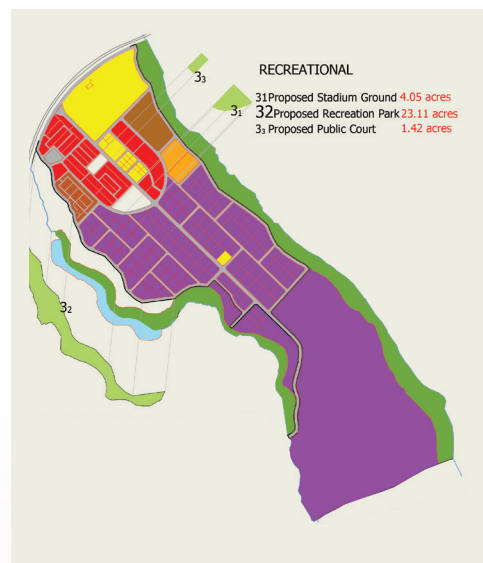


### vi. RECREATIONAL AREA

This is a 57 acre portion forming part of the larger Murang'a Industrial Park dedicated to recreation.

#### Investment opportunities include:

- Hotels and restaurants,
- Parks and trails
- Community centers & fitness areas
- Swimming pools among others



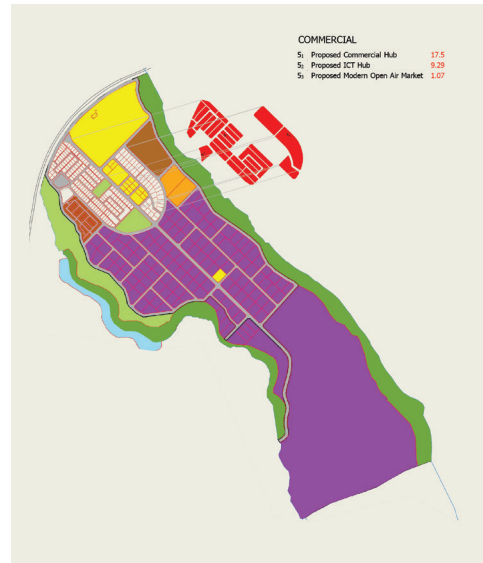
## Opportunities within the Special Economic Zone

### vii. MARKET

This is a 2.6 acre portion forming part of the larger Murang'a Industrial Park dedicated to markets.

**Investment opportunities include:**

- Establishment of wholesale markets
- Establishment of retail markets

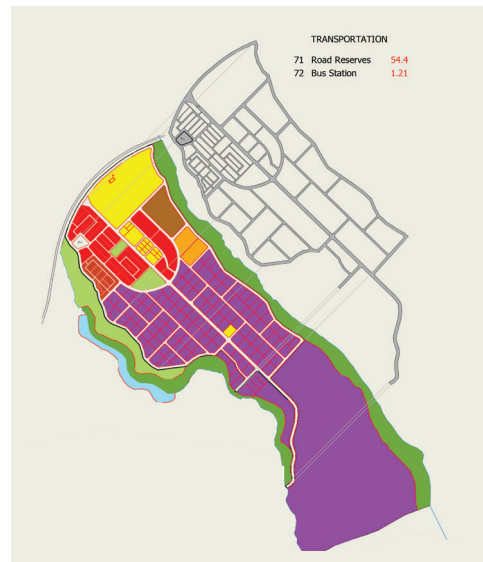


### viii. BUS STATION

This is a 3 acre portion forming part of the larger Murang'a Industrial Park dedicated to bus stations.

**Investment opportunities include:**

- Transport hubs
- Bus stations

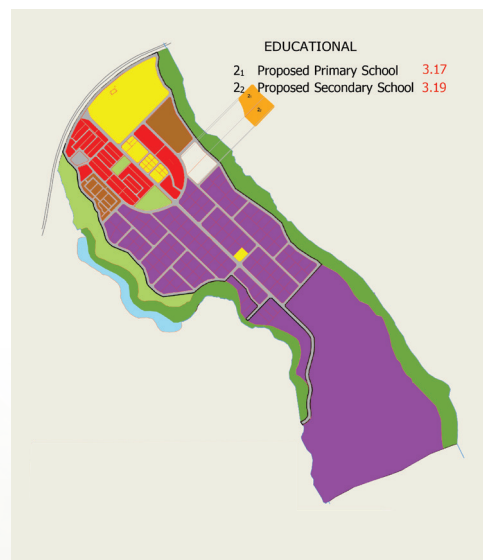


### ix. SCHOOLS

This is a 16 acre portion forming part of the larger Murang'a Industrial Park dedicated to Schools.

**Investment opportunities include:**

- Establishment of educational institutions





## Opportunities within the Special Economic Zone

### x. HOUSING

This is a 12 acre portion forming part of the larger Murang'a Industrial Park dedicated to housing.

#### **Investment opportunities include**

- Establishment of projects including high-rise buildings



### xi. AFFORDABLE HOUSING

This is a 22 acre portion forming part of the larger Murang'a Industrial Park dedicated to National Government Housing project. The construction has started.



### xii. INFRASTRUCTURE – ROADS, SEWER, WATER, INTERNET AND POWER

This is a 134 acre portion forming part of the larger Murang'a Industrial Park dedicated to Infrastructure.

#### **Joint venture Investment opportunities in:**

- Roads construction
- Power and energy installation
- Water and Sewerage Installation
- Garbage Collection, Disposal and Recycling
- Internet and Fibre Connectivity



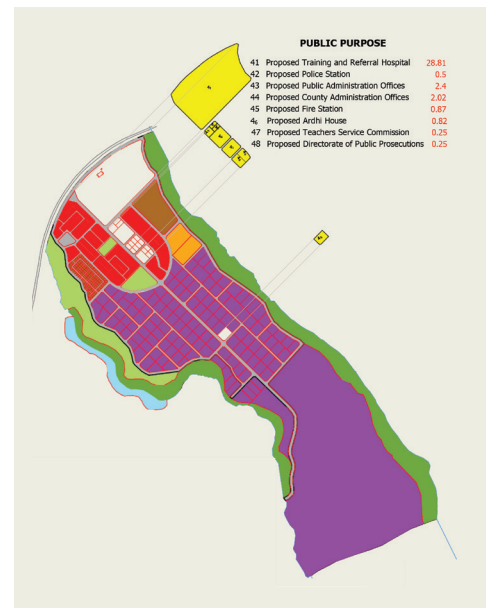
## Opportunities within the Special Economic Zone

### xiii. NATIONAL AND COUNTY GOVERNMENT INSTITUTIONS

The remaining portion of the Murang'a Industrial Part has been allocated to the national and county government institutions.

**The institutions include:**

- National Police Service to build a police station
- Director of Public Prosecutions
- Teachers Service Commission
- Fire station
- Lands offices



## 2. County Aggregation and Industrial Park

Located at Zabka near Kabati, Maragua Constituency, Murang'a County on 29 acres of land, approximately 35 km drive from Nairobi CBD.

Investment opportunities that exist include establishment of manufacturing sites but exclusively for agricultural sector. Construction of about 4 manufacturing sheds each with 4,000M<sup>2</sup> in 10 acre part of the larger portion is underway. The remainder 19 acre undeveloped portion is also ready for manufacturing investments.

## 3. Gikono Landfill

Located at Gikono, Maragua Constituency, Murang'a County on a 50 acre piece of land. Approximately 45 km drive from Nairobi. This is an existing waste management facility transferred to the County by the National Government in April 2025.

It is the second landfill in Sub-Saharan Africa. The first one is in South Africa. Unlike a dump site, a landfill entails burying. This provides investment opportunities in recycling, production of organic fertilizer and energy.



## 4. Murang'a County Creameries Cooperative Union (MCCCU)

Located in Maragua town, approximately 65km from Nairobi CBD, covering 6.4246 acres of land.



Murang'a County produces on average 350,000 litres of milk daily. The County Government set up this milk factory for value addition. The County transferred the facility to farmers' umbrella organisation known as Murang'a County Creameries Cooperative Union (MCCCU). The county now proposes a tripartite negotiation that involves MCCCU with a possibility of offloading the facility to an investor who will help clear farmers' legacy debts.

Currently, the facility is processing 5,000 litres against an optimal capacity of 35,000 litres of milk per day.

### **Investment opportunities include:**

- Expansion of the factory capacity
- Milk aggregation
- Co-packaging
- Animal feeds production
- New markets



## 5. Small and Medium Enterprises Parks (SMEs)

These are several pieces of land within various constituencies in Murang'a County ready for investment and development by Small and Medium Enterprises. The investments opportunities include light manufacturing and other possible investments. Listed below is a list of land parcels earmarked for this segment.

| S.No | Parcel Number                     | Physical Location                   | Size (Acres) |
|------|-----------------------------------|-------------------------------------|--------------|
| 1.   | NGINDA SAMAR BIK I 650            | NGINDA (Maragua Town)               | 4            |
| 2.   | NGINDA SAMAR BIK I 1082           | NGINDA                              | 11           |
| 3.   | NGINDA SAMAR BIKI 652             | NGINDA                              | 1.5          |
| 4.   | NGINDA SAMAR BIKI 651             | NGINDA                              | 1            |
| 5.   | NGINDA SAMAR BLK I 650            | NGINDA                              | 1            |
| 6.   | NGINDA SAMAR BIKI 1083            | NGINDA                              | 5            |
| 7.   | NGINDA SAMAR BIK I 650            | NGINDA                              | 4            |
| 8.   | NGINDA SAMAR BIK I 1082           | NGINDA                              | 11           |
| 9.   | NGINDA SAMAR BIKI 1083            | NGINDA                              | 5            |
| 10.  | 776                               | KIMATHI SCHEME<br>(Along sagana Rd) | 3            |
| 11.  | 797                               | KIMATHI SCHEME                      | 3            |
| 12.  | 798                               | KIMATHI SCHEME                      | 3            |
| 13.  | 801                               | KIMATHI SCHEME                      | 3            |
| 14.  | LOC 2 KANGARI T.144               | KANGARI                             | 2.56         |
| 15.  | LOC 2 MAIRI T.126                 | MAIRI                               | 2.56         |
| 16.  | LOC 6 KIUGU 724                   | KIUGU                               | 12           |
| 17.  | 1646                              | MIRIRA SCHEME                       | 6.6          |
| 18.  | LOC.15/ GATHUKIINI<br>SCHEME/1430 | GATHUKIINI SCHEME                   | 2            |
| 19.  | 805                               | KAHURO - KAGAA<br>SCHEME            | 8.6          |
| 20.  | LOC 4 GATITU 490                  | GATITU                              | 7            |
| 21.  | LO3 GITURU 305                    | GITURU                              | 2            |
| 22.  | 1029                              | KANYENYAINI SCHEME                  | 5            |

## 6. Cultural Site (Mukurwe Wa Nyagathanga)

The land reference number is Loc 15/ Gakuyu/ 1377 measuring 4 acres. It is located in Gatari, Kiharu Constituency, approximately 110km from Nairobi CBD.

The Kikuyu community is the largest ethnic group in Kenya. Mythologically, the community traces its ancestry to this land. It forms 17.13% of the total population of Kenya. This cultural spot is an important cultural site attracting many that wish to trace Kikuyu roots.

## Investment Opportunities include:



- Museum
- Amphitheatre
- Cultural Village
- Eco Lodge
- Nature Trail Park
- Art Centre
- Souvenir Shop
- Cultural Festivals
- Restaurant and Cafe

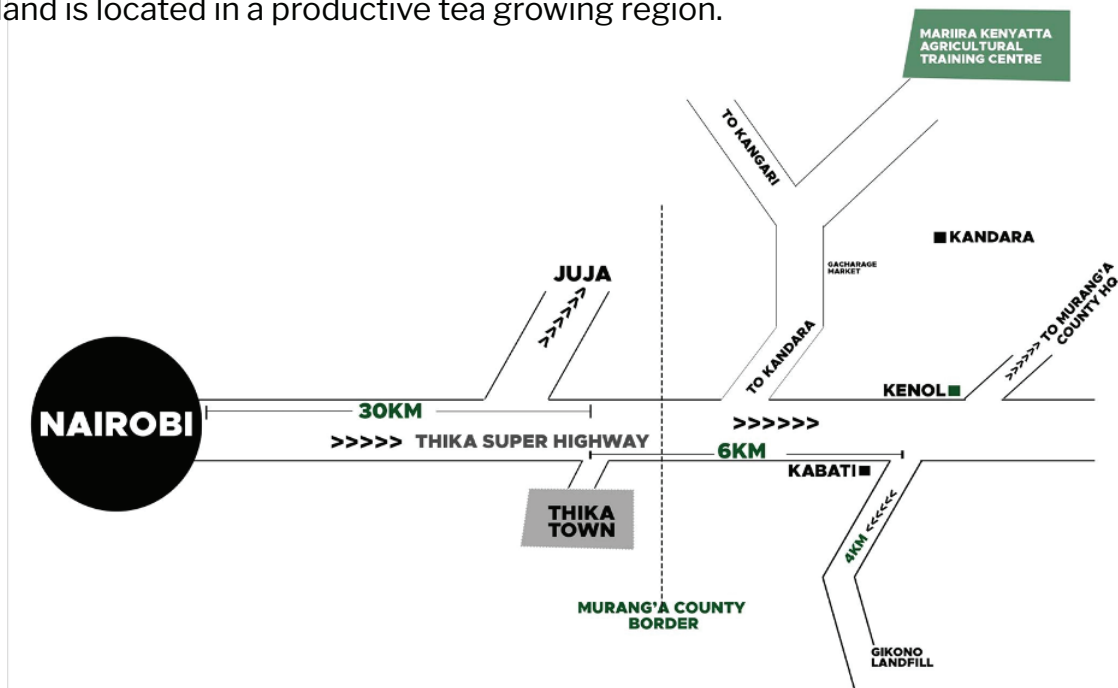
## 7. Mariira Farm Kenyatta Agricultural Training Centre

The land is land reference number Loc2/Mariira/1144 measuring 143 acres. It is located in Kigumo, Kigumo Constituency, approximately 80km from Nairobi CBD. 50 acres have been donated to Murang'a University of Technology to teach agriculture related courses leaving a balance of 93 acres.

### Investment opportunities include:

- Tertiary education
- Forestry and agriculture
- Value addition
- Research purposes

The land is located in a productive tea growing region.





## Laws and Policies

The investment in Murang'a County is guided by:

**a) Murang'a County Government Laws**

- Murang'a County Land Allocation and Leases Management Act of 2023.
- Murang'a County Investment Promotion Act of 2022.
- Murang'a County Industrial Park Act of 2025.

**b) Murang'a County Government Policies**

- Murang'a Industrial Policy of 2024.

**c) National Government Laws**

- Special Economic Zone Act of 2015 as amended in 2024.
- Export Processing Zone Act of 1990.
- Foreign Investment Protection Act.
- Investment Promotion Act 2004.

**d) National Government Policies**

- Vision 2030.
- Sessional Paper No.9 of 2012 on the National Industrialization Policy Framework for Kenya 2012 to 2030.

## Steps In Investing

1. Fill up the attached expression of interest form.
2. Submit the form online via [www.muranga.go.ke](http://www.muranga.go.ke) or deliver the form physically to Murang'a County Headquarters, Trade Department Office or send a copy to email: [invest@muranga.go.ke](mailto:invest@muranga.go.ke) The form can be filled before or during the conference. Forms filled during the conference will be picked by County Executive Member for Trade, Mr. Paul Mugo.  
Investors interested to fill the form after the conference have a 60-day window that ends on **14<sup>th</sup> August 2025**. The form does not constitute a formal application for land. The information obtained through the form will be used for planning purposes only. The County will demand **NO PAYMENT** for filling this form.
3. The County will review the forms on or before **14<sup>th</sup> September 2025** and proceed to initiate formal processes for investment considerations on or before **14<sup>th</sup> October 2025**. The County undertakes to notify investors who filled the form on the commencement of formal processes. The terms and conditions will be communicated at this stage. The terms will include tenure of leases, amount of rent payable if any and other key conditions.

4. The County will endeavor to formally on-board investors on or before **14<sup>th</sup> December 2025**.
5. The above dates are tentative and can be altered in case of any exigencies.

## The Help Desk

### The Governor's Office

Email: [governor@muranga.go.ke](mailto:governor@muranga.go.ke) or [francisik@gmail.com](mailto:francisik@gmail.com)

### Social Media Platforms

- X - Irungu Kang'ata (with a blue tick)
- Facebook - Murang'a County Government (with over 13k followers)
- TikTok - @kangataofficial (with over 43k Followers)

### County Executive Committee Member

#### Agriculture, Trade, Industrialization and Cooperatives

Mr. Paul Mugo

Murang'a County Headquarters

3<sup>rd</sup> Floor Room 303

Murang'a Town opp Murang'a Police Station

Email: [paulmugo@muranga.go.ke](mailto:paulmugo@muranga.go.ke) or [invest@muranga.go.ke](mailto:invest@muranga.go.ke) or [tradeinmuranga@muranga.go.ke](mailto:tradeinmuranga@muranga.go.ke)

Contact: +254 722 985453 or +254 721 646505

### Chief of Staff

Philemon Kibiru

Murang'a County Headquarters

1<sup>st</sup> Floor Room 118

Murang'a Town opp Murang'a Police Station

Email: [chiefofstaff@muranga.go.ke](mailto:chiefofstaff@muranga.go.ke) or [kibiru@muranga.go.ke](mailto:kibiru@muranga.go.ke)

Contact: +254 718 123827

County Call Center No. +254 757 562988

or visit our website: [www.muranga.go.ke](http://www.muranga.go.ke)

### Nation Media Group PLC (NMG)

Nation Media Group is the leading media house in East and Central Africa.

Contact Person: Carl Okello - Senior Business Manager

Email: [cokello@ke.nationmedia.com](mailto:cokello@ke.nationmedia.com)



## The Help Desk

### **EQUITY BANK**

A major private Kenyan bank and a subsidiary of Equity Group Holdings Ltd. It is a leading player in retail and commercial banking, offering a wide range of financial services to individuals and businesses.

Email: [info@equitybank.co.ke](mailto:info@equitybank.co.ke)

### **KENYA INVESTMENT AUTHORITY (KenInvest)**

A national government statutory body responsible for facilitating the implementation of new investment projects, providing after care services for new and existing investments, as well as organizing investment promotion activities both locally and internationally.

#### **Contact Person**

Chief Executive Officer

Kenya Investment Authority

Old Mutual Tower, Nairobi

Tel: +254 720 104200/918

Email: [info@investkenya.go.ke](mailto:info@investkenya.go.ke)



### **FINANCE, TRADE AND INVESTMENT NETWORK (FINTRINET)**

Lee Karuri is an Architect and Businessman in the Real Estate sector. He serves as the Chairman of Finance, Trade and Investment network (FINTRINET). He is a past chairman of Kenya Private Sector Alliance (KEPSA) and served as a senior advisor to President Mwai Kibaki.

Email: [karurilee@gmail.com](mailto:karurilee@gmail.com)

### A. COMPANY PROFILE

1. Name of Investor.....
2. Physical Address.....
3. Address.....  
Phone numbers.....  
Website.....  
Email.....
4. Nationality.....
5. Period of Operation.....
6. Nature of Business.....
7. Location of Business.....
8. Category of Business:  
Small.....  
Medium.....  
Large.....
9. Number of Employees.....
10. Listed or Not Listed (If listed state where).....



## Expression of Interest

### B. NATURE OF BUSINESS

1. How many direct jobs will your investment create within 1<sup>st</sup> year of investment?  
.....
2. Which backward linkages will you create and the possible numerical beneficiaries?  
(examples, farmers) .....
3. State the name of your Bank/Financier if any.....
4. How much in Kes do you intend to invest?.....  
(Attach a letter of comfort from your bank / financier)
5. State the land site interested in.....
  1. **Murang'a Industrial Park**
    - a) **Export Processing Zone (EPZ)**
    - b) **Special Economic Zone (SEZ)** - State Which Section.....
  2. **County Aggregation and Industrial Park (CAIP)**
  3. **Gikono Landfill**
  4. **Murang'a County Creameries Cooperative Union (MCCCU)**
  5. **Small and Medium Enterprises Parks (SMEs)**
  6. **Cultural Site (Mukurwe wa Nyagathanga)**
  7. **Mariira Farm Kenyatta Agricultural Training Centre**
  8. **Any other**
6. State the size of land you require.....
7. What incentives would you expect from Murang'a County Government?
  - a) Land (tick where appropriate)
    - i. Priced ..... how much per acre per annum.....
    - ii. Free .....
    - iii. Developed .....

## Expression of Interest

iv. Undeveloped.....

v. Warehouse.....

vi. Other.....

b) Tenure period.....

c) Others.....

8. State which sector you wish to invest in.....

9. State the expected start date of actual construction of your project.....

10. State the expected completion date of actual construction of your project

.....

11. Are you the actual investor(direct) or do you intend to sub - lease?

.....

12. Do you have an interest in investing in private sector within Murang'a apart from investing in County Government opportunities ?

.....

If yes, which private business and what support can the County render? .....

.....

13. Any other information/or question .....

.....



## Expression of Interest

### DECLARATION:

I .....  
of ID/Passport No..... P.O. BOX.....  
.....on behalf of (company name) .....  
.....do hereby declare that the information given above is true and  
correct.

I hereby give Murang'a County Government authority to verify the above information in confidence.

Name of the Company.....

Stamp/Seal of the Company.....

Name of the person executing on the company's behalf.....

Designation.....

Phone Contact.....

Email Address.....

Place of Execution.....

Date.....

Signature.....







**Murang'a Invest 2025 Secretariat**

Murang'a County Headquarters

3<sup>rd</sup> Floor Room 303

Murang'a Town, Opposite Murang'a Police Station

P.O Box 52 - 10200 Murang'a

Email: [invest@muranga.go.ke](mailto:invest@muranga.go.ke)

Website: [www.muranga.go.ke](http://www.muranga.go.ke)

