

APARTMENTS

within streets: Zenkova– Baitursynova and Gogol – Al farabi

	1-room	1 bedroom	2 bedroom	3 bedrooms and more
Newly constructed apartment blocks with security and parking, class A	n/a	\$2300-\$3000	\$3000-\$4500	\$3500-\$7000
Newly constructed apartment blocks with security and parking, class B	\$1200-\$1500	\$1800-\$2300	\$2000-\$3000	\$2500-\$4500
Newly constructed apartment blocks with security and parking, class C	n/a	\$1200-\$1800	\$1500-\$2500	\$2000-\$3500
Soviet period apartment blocks	\$800-\$1000	\$1000-\$1500	\$1200-\$1700	\$1500-\$2000

class A: Stolichnyi center, Dolina Roz, Versalle, Botanical garden, Samal de lux, Mercur town, Ovatsia, Fantasia, Salem, Akademia, etc.

class B: Evropolis, Pioneer, Aelita, Zhana Gasyr, Keremet, Arman, Terencur, Dostyk/Karasai batyra Progresstroy, Tau Samal, Zhastar, Triumph, Turkuaz towers, Star of East, Mega towers, etc.

class C: Almaty towers, Abai/Masanchi, Alty Zaman, Izumrudnyi Gorod, Rozybakieva/Eskaraeva Kuat, Gagarina/Satpaeva Kuat, Gogol/baribaeva Kuat, 33 Zenkova/Bogenbai batyra Basis, Panfilova/Gogol Kuat, Al farabi/Markova Gorstroy,- etc.

Utilities are extra.

HOUSES

in Yubileinyi, Turksib, upper part of Gorny Gigant, Kok tube-2, Baganashil
Khan tengri, Bobek, Alem, next to Miras school

	3 bedroom 200-300 sq.m.	3-4 bedrooms 300-400 sq.m.	4-5 bedrooms 400-800 sq.m.
furnished	\$4000-\$5500	\$4000-\$9000	\$6000-\$12000
unfurnished	\$4000-\$5000	\$4000-\$8000	\$6000-\$12000

HOUSES

in Kompote, lower part of Gorny Gigant
Kok tube-1, Baganashil, Dubok, Taugul, Kalkaman

	3 bedroom 200-300 sq.m.	3-4 bedrooms 300-400 sq.m.	4-5 bedrooms 400-800 sq.m.
furnished	\$3000-\$5000	\$4000-\$7000	\$5000-\$9000
unfurnished	\$3000-\$5000	\$4000-\$7000	\$5000-\$9000

COMPOUNDS

Alem, Crystal Air, Silver woods, Baiterek, Botanical Garden, New World
Daryn, Zhaily, Tau Samal, USKO in Gorny Gigant, Green Hills, Sun town, Aspan Tau, Gornaya Dolina

	3 bedroom 200-300 sq.m.	3-4 bedrooms 300-400 sq.m.	4-5 bedrooms 400-500 sq.m.
furnished	\$5000-\$7000	\$5000-\$8000	\$7000-\$12000
unfurnished	\$4000-\$6000	\$5000-\$8000	\$7000-\$10000

Utilities are extra.

Land plot in houses for \$5000-8000 is usually about 800-1200 sq.m.

Land plot in houses for \$8000-15000 is usually about 1000-2000 sq.m.

Possible facilities: garage or carport, sauna, swimming pool, security box, summer tent

Apartment blocks classification

Property type	Premium, or "elite" properties class A	Business class properties class B, C	Middle class properties	Economy to low-end properties
Location	Central or upper part of the city	Central or upper part of the city	Near-central, certain areas in virtually any area of Almaty	Near-central, certain areas in virtually any area of Almaty
Building age	Newly constructed blocks	Newly constructed blocks	from new to Soviet-era and early 20th century buildings; so-called "ministerial" brick buildings.	Range from relatively new to various Soviet-era apartment blocks;
Security	Fenced territory, 24-hour security, video surveillance	Fenced territory, 24-hour security, video surveillance	Coded lock or intercom, courtyard.	coded lock or intercom
Parking	Underground guarded parking	Could be underground or open fenced parking	open parking	Parking in the yard, not guarded
Apartments	Spacious, with several bathrooms, high level decoration	Spacious, with several bathrooms	Middle level decoration	Standard floor plans, one bathroom
Facilities	play ground, sauna, gym, swimming pool	Fenced play ground	play ground	play ground
Construction companies	Basis, Elitstroy, Centerstroy, Mercur	TS Engeneering, VEK, Silk way construction, Kuat, MAG group, Progresstroy		

Office classification

	Business centers class A	Business centers class B	Business centers class C	Office buildings	Apartment blocks	Detached buildings (houses)
Location	Central and upper part of the city	Central and upper part of the city	Near-central areas, any region of Almaty	Central, near-central areas, any region	Central, near-central, any region	Central, near-central areas, upper part and south-western part of the city
Building age	Newly constructed blocks, not more than 7-8 years old	Newly constructed blocks, as well as reconstructed and reinforced buildings	Reconstructed and reinforced buildings, Soviet period construction	Ranging from relatively new to Soviet-period buildings	Ranging from relatively new to Soviet-period buildings	Ranging from brand new to relatively new buildings
Security	Fenced territory, 24-hour security, video surveillance	24-hour security	24-hour security	concierge	n/a	n/a
Parking	Underground guarded parking, Open guest parking	Could be underground or open fenced parking	Open parking	Around the building	Underground parking, Open parking	Open parking, garage
Asking price per sq m per month	\$50-\$35 + VAT	\$40-\$30 + VAT	\$30-\$20 + VAT	\$20-\$10 + VAT	\$20-\$10	\$20-\$10
Asking price per sq m per year	\$600-\$420	\$480-\$360	\$360-\$240	\$240-\$120	\$240-\$120	\$240-\$120
Operation cost per sq m per month	\$6-\$3	\$5-\$2	\$4-\$2	n/a	n/a	n/a
Terms of delivery	shell core / fitted out. Open space	shell core / fitted out. Open space	"as is", fitted out. Open space or corridor system	"as is", fitted out. Corridor system	"as is", fitted out. Corridor system	"as is", fitted out. Corridor system