



Takaungu Regeneration Project, Federico Pirzio-Biroli and Savo Project Developers partner to move the Green Heart of Kenya from vision to reality



Pictured: Lachie Gordon Athié, Green Heart of Kenya Director (left) and Robbie Marwick, Savo Project Developers CEO & Co-Founder (right).

Takaungu Regeneration Project Ltd. has brought together angel investor, Federico Pirzio-Biroli, and equity partner, Savo Project Developers Ltd., on the first 50-acre phase of a regenerative town development in Kilifi, on the coast of Kenya.

The Green Heart of Kenya is a regenerative town and productive agricultural landscape across 750 acres in Kilifi, on the coast of Kenya. Their first 50-acre phase, the “Green Heart of Kenya Gateway”, is creating a vibrant entrepreneurial hub and community, with light industry and symbiotic businesses coexisting with residential developments.

Warren Wilson, Founder and Director of Takaungu Regeneration Project Ltd: “This is a significant milestone towards our vision of driving a positive impact on Kilifi’s natural ecosystems, community, and economy, and in doing so creating a replicable model for inclusive and climate resilient cities of the future.”

Federico Pirzio-Biroli, Angel Investor and Founder of London-based VC fund Playfair Capital: “We need to build the right ecosystem of partners that uphold our vision for a regenerative development and the values of incubation, inclusion, environment and profit. Yes, our investors will get a return, but they must also subscribe to our guiding principles.”

Chris Klintworth, Project Development Lead and Co-Founder at Savo Project Developers: “Green Heart of Kenya Gateway’s unique combination of experienced partners, prime location and readiness presents an attractive value proposition to investors, developers and tenants.”



Takaungu Regeneration Project Ltd.

Takaungu Regeneration Project Ltd. is the owner, developer and operator of the Green Heart of Kenya, a regenerative town and productive agricultural landscape across 750 acres in Kilifi, on the coast of Kenya.

The Green Heart of Kenya is being developed as a mixed-use real estate asset and to provide land, utilities, and services to vision aligned tenants and developers.

They aim to support the creation of 50 sustainable businesses, 500 homes and 5,000 jobs by 2030.

Federico Pirzio-Biroli

Federico has provided seed capital to the Green Heart of Kenya and continues to support with regular advice and funding connections. Federico is the founder of London based VC fund Playfair Capital. He began his investment career as an angel investor in late 2011 and started out by investing in 22 companies as an individual over the next two years. To support the already sizeable portfolio and to bring a more professional, consistent, and methodical investment approach, in 2013 he turned Playfair Capital into an LLP and brought on partners. Playfair Capital is now deploying its second fund. Federico remains its Chairman and LP though he has stepped away from the day-to-day operations of the fund having moved to Kenya in 2017, where he lives and operates as an early-stage angel investor across a variety of different sectors.

Savo Project Developers Ltd.

Savo is an equity partner in the Green Heart of Kenya Gateway and is providing overall project & vendor management, tenant & investor support. Savo is a specialised project development company that identifies, builds, and sells pioneer sustainable businesses and projects, working with leaders in high-growth emerging markets. Savo provides individual projects with end-to-end support and brings them from concept creation, through technical development to financial close. They also support SDG-aligned investors and project development facilities to build tailored pipelines of bankable sustainable projects.

Savo works across a range of project types, from Sustainable Special Economic Zones & Industrial Parks to Real Estate & Social Infrastructure, Low-Carbon & Accessible Utilities, Productive & Regenerative Land & Oceans and Sustainable Business Model Innovation.

As we enter the "make or break" decade, there is growing recognition that social, environmental, and economic incentives must be aligned to create mutually sustaining models of prosperity. More capital is being deployed to ESG and SDG aligned investment than ever before. Yet, despite the clear market opportunity for SDG aligned products and services, high-quality projects in high growth markets are hard to find and the inability of capital to find viable projects is a system failure where strong fundamentals have not led to realised growth. Savo's mission is to close this gap.



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