

IVORY GROVE

COMMERCIAL PLOTS AND APARTMENTS

ELEKO



Its your Exclusive Reserve .
Own It

Indigo Ivory Grove is an exclusive layout which consists of two distinctive zones of commercial service plots and a mini estate of premium residential apartments situated in the heart of New Lagos at Eleko, Ibeju Lekki, LGA , Lagos State.

The strategic position of Ivory Grove on the Ibeju Eleko Express way makes for a perfect balance in accessibility between the Lekki- Epe axis and the Eleko - Free trade zone hub which presents a great property investment location for business owners and home owners alike.

The commercial plots are offered in three 3 distinctive sizes and are restricted to 25 plots. Their area/sizes vary from 375 sq. m to 600 sq. m.

The residences in the mini estate consist of contemporary styled apartments in six blocks. Upon completion, each apartment will provide a breathtaking full view of the new developments around the estate and an exhilarating rear view of our innovative pool spaces and communal amenities. The focal point of the development will provide a resort style relaxing area to our homeowners.

IMPORTANT FACTS

ESTATE NAME	IVORY GROVE
LOCATION	ELEKO, IBEJU LEKKI LGA, LAGOS STATE
TITLE DOCUMENT	GOVERNORS CONSENT
	ROOT TITLE IS GOVERNMENT APPROVED EXCISION (Published in 1994 Lagos State Government Gazette)
ESTATE LAND AREA	21,366.628 Sq. Metres (229,988.469 Sq. Ft)
ESTATE TYPE	SERVICED
	COMMERCIAL PLOTS - 25 UNITS
	RESIDENTIAL SERVICED APARTMENTS - 47 UNITS
	(General Cleaning and Estate Management Facilities Maintenance , 24Hr Security Central Water Treatment)
TOTAL RESIDENTIAL UNITS	60
ALLOCATION	INSTANT ON COMPLETE SUBCSRIPTION (You choose where you want subject to availability)
HANDOVER	12 Months



COMMERCIAL PLOTS

Ivory Grove offers commercial plots in an exclusive strategically located zone. Situated on and off the Eleko Expressway, our commercial plots are suitable for Malls, Warehouses, Office buildings, Hotels, Gas Stations, Supermarkets etc.,

The following sizes are available:

a. 600 Sq, Metres
b. 400 Sq. Metres
c. 375 Sq. Metres

Ivory Grove checks all the key property investment success criteria such as location, accessibility, proximity to high growth areas in population, jobs and businesses and high traffic location with high visibility amongst others.

TITLE | GOVERNOR'S CONSENT

600SQM

OUTRIGHT	N16,000,000.00
PAYMENT PLAN	
INITITAL DEPOSIT	30%
3 MONTHS	N16,500,000.00
6 MONTHS	N17,000,000.00
12 MONTHS	N18,000,000.00

400SQM

OUTRIGHT	N12,000,000.00
PAYMENT PLAN	
INITITAL DEPOSIT	30%
3 MONTHS	N12,500,000.00
6 MONTHS	N13,000,000.00
12 MONTHS	N14,000,000.00

375SQM

OUTRIGHT	N11,500,000.00
PAYMENT PLAN	
INITITAL DEPOSIT	30%
3 MONTHS	N12,000,000.00
6 MONTHS	N12,500,000.00
12 MONTHS	N13,000,000.00

PRICES EXCLUDE DEVELOPMENT FEE AND DOCUMENTATION FEE

FACILITIES AND AMENITIES


Gated Estate & 24hrs Security


Good Drainage System


CCTV System


Central Water System


Solar Street Ligthing


Paved Road Network

RESIDENTIAL APARTMENTS

4 BEDROOM TERRACE
(Three Bedrooms + One BQ)
11 UNITS

4 BEDROOM APARTMENT
(Three Bedrooms + One BQ)
ON MULTIPLE FLOORS | 4 BUILDINGS
24 UNITS

3 BEDROOM APARTMENT
(Two Bedrooms + One BQ)
ON MULTIPLE FLOORS | 2 BUILDINGS
12 UNITS



4 BEDROOM TERRACE

(Three Bedrooms + One BQ)

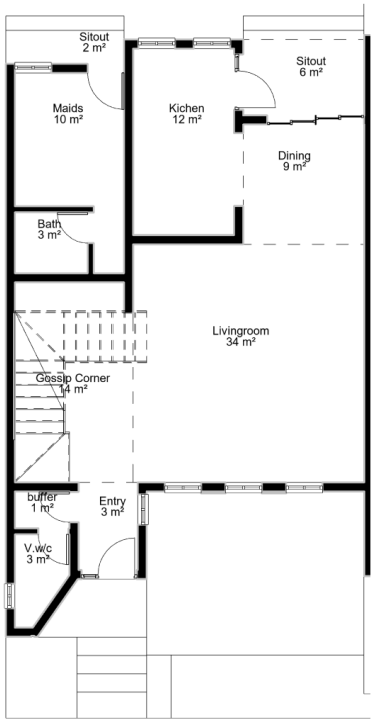
Total Floor Area | 205.0 Sq. Metres

STARTING FROM **N42 Million**

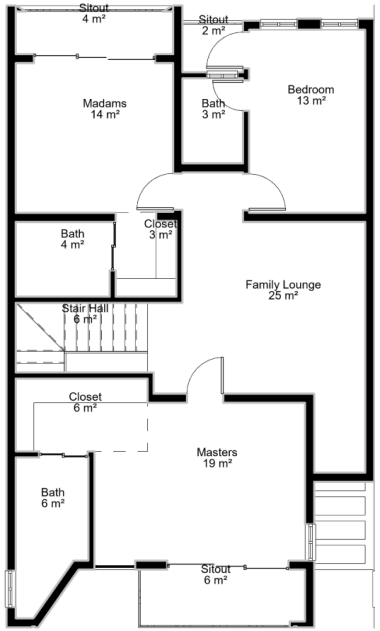


IVORY GROVE

4 BEDROOM TERRACE
(Three Bedrooms + One BQ)
11 UNITS



GROUND FLOOR PLAN



FIRST FLOOR PLAN

Ground Floor Area	94.0 Sqm.
First Floor Area	111.0 Sqm.
Total Area	205.0 Sqm.

FLOOR PLAN 1. All materials, dimensions and drawings are approximate only. 2. Drawings not to scale.
3. All images are for illustrative purposes only and do not represent the actual fittings and furnishings.

PAYMENT PLANS

4 BEDROOM TERRACE
(Three Bedrooms + One BQ)

STARTING FROM
N42,000,000
(OUTRIGHT PAYMENT)

SPREAD PAYMENT WITH AN INITIAL DEPOSIT OF
30%

PLAN	3 MONTHS PAYMENT	6 MONTHS PAYMENT	12 MONTHS PAYMENT
PRICE	N42,500,000	N43,000,000	N44,000,000
INITIAL DEPOSIT	N12,750,000	N12,900,000	N13,200,000
2ND PAYMENT	N14,875,000	N8,600,000	N8,800,000
3RD PAYMENT	N14,875,000	N5,375,000	N2,200,000
4TH PAYMENT		N5,375,000	N2,200,000
5TH PAYMENT		N5,375,000	N2,200,000
6TH PAYMENT		N5,375,000	N2,200,000
7TH PAYMENT			N2,200,000
8TH PAYMENT			N2,200,000
9TH PAYMENT			N2,200,000
10TH PAYMENT			N2,200,000
11TH PAYMENT			N2,200,000
12TH PAYMENT			N2,200,000

INDIGO

4 BEDROOM APARTMENT

(Three Bedrooms + One BQ)

Total Floor Area | 128.0 Sq. Metres

STARTING FROM | **N33 Million**



IVORY GROVE

4 BEDROOM APARTMENT
(Three Bedrooms + One BQ)
ON MULTIPLE FLOORS | 4 BUILDINGS
24 UNITS



FLOOR PLAN

Total Floor Area	128.0 Sqm.

FLOOR PLAN 1. All materials, dimensions and drawings are approximate only. 2. Drawings not to scale.
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PAYMENT PLANS

4 BEDROOM APARTMENT
(Three Bedrooms + One BQ)

STARTING FROM
N33,000,000
(OUTRIGHT PAYMENT)

SPREAD PAYMENT WITH AN INITIAL DEPOSIT OF
30%

PLAN	3 MONTHS PAYMENT	6 MONTHS PAYMENT	12 MONTHS PAYMENT
PRICE	N33,500,000	N34,000,000	N35,000,000
INITIAL DEPOSIT	N10,050,000	N10,200,000	N10,500,000
2ND PAYMENT	N11,725,000	N6,800,000	N7,000,000
3RD PAYMENT	N11,725,000	N4,250,000	N1,750,000
4TH PAYMENT		N4,250,000	N1.750,000
5TH PAYMENT		N4,250,000	N1,750,000
6TH PAYMENT		N4,250,000	N1,750,000
7TH PAYMENT			N1,750,000
8TH PAYMENT			N1,750,000
9TH PAYMENT			N1,750,000
10TH PAYMENT			N1,750,000
11TH PAYMENT			N1,750,000
12TH PAYMENT			N1,750,000

INDIGO

3 BEDROOM APARTMENT

(TWO Bedrooms + One BQ)

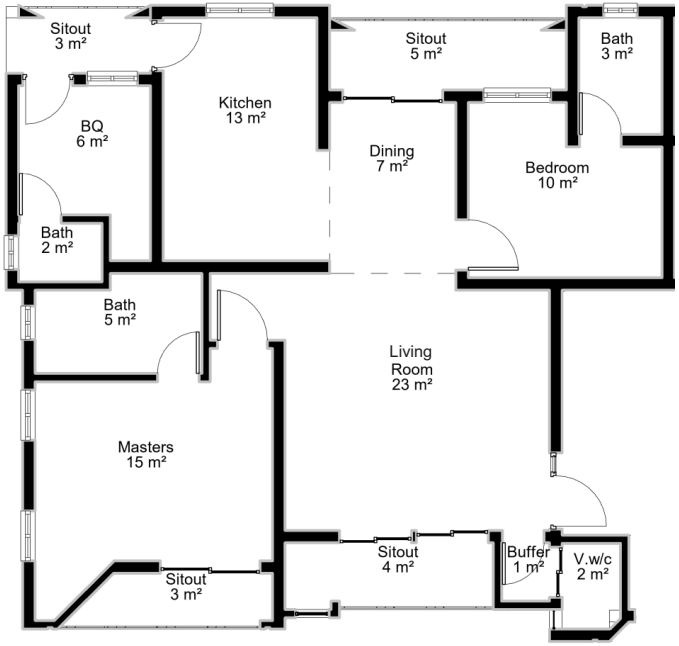
Total Floor Area | 102.0 Sq. Metres

STARTING FROM | **N28 Million**



IVORY GROVE

3 BEDROOM APARTMENT
(Two Bedrooms + One BQ)
ON MULTIPLE FLOORS | 2 BUILDINGS
12 UNITS



FLOOR PLAN

Total Floor Area	102.0 Sqm.

FLOOR PLAN 1. All materials, dimensions and drawings are approximate only. 2. Drawings not to scale.
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PAYMENT PLANS

3 BEDROOM APARTMENT
(Two Bedrooms + One BQ)

STARTING FROM
N28,000,000
(OUTRIGHT PAYMENT)

SPREAD PAYMENT WITH AN INITIAL DEPOSIT OF
30%

PLAN	3 MONTHS PAYMENT	6 MONTHS PAYMENT	12 MONTHS PAYMENT
PRICE	N28,500,000	N29,000,000	N30,000,000
INITIAL DEPOSIT	N8,550,000	N8,700,000	N9,000,000
2ND PAYMENT	N9,975,000	N5,800,000	N6,000,000
3RD PAYMENT	N9,975,000	N3,625,000	N1,500,000
4TH PAYMENT		N3,625,000	N1.500,000
5TH PAYMENT		N3,625,000	N1,500,000
6TH PAYMENT		N3,625,000	N1,500,000
7TH PAYMENT			N1,500,000
8TH PAYMENT			N1,500,000
9TH PAYMENT			N1,500,000
10TH PAYMENT			N1,500,000
11TH PAYMENT			N1,500,000
12TH PAYMENT			N1,500,000

INDIGO

FACILITIES AND AMENITIES



Gated Estate & 24hrs Security



Gym & Fitness Centre



Cycling & Jogging Track



Children Play Areas



Innovative Pools



Good Drainage System



CCTV System



Central Water System



Solar Street Ligthing

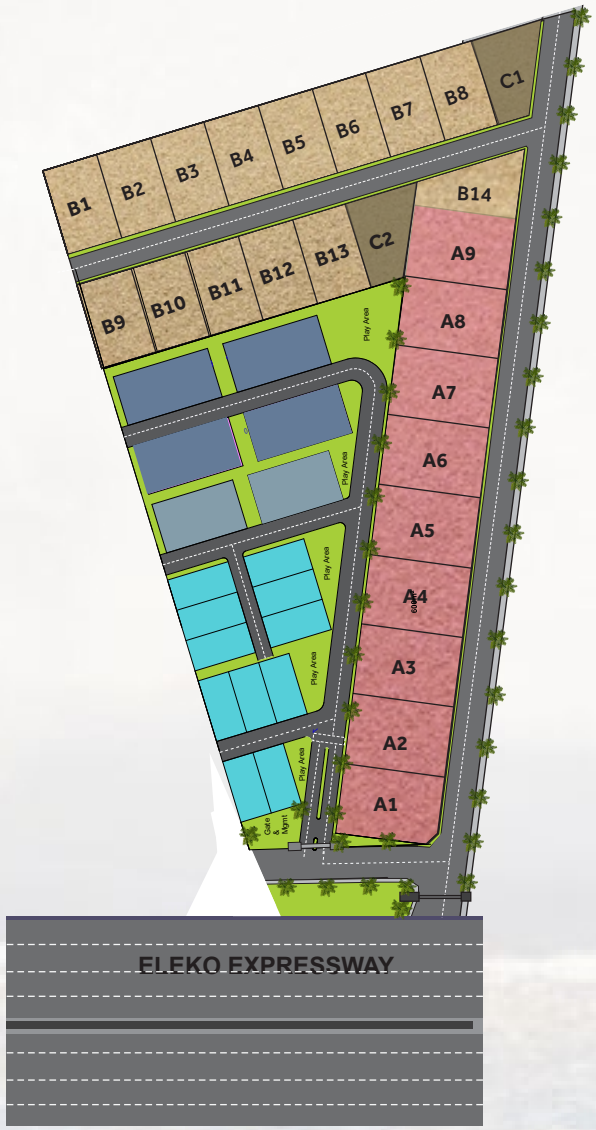


Paved Road Network

IVORY GROVE

COMMERCIAL PLOTS AND APARTMENTS

SITE PLAN



IVORY GROVE COMMERCIAL PLOTS

600 SQM	A	9 Plots
400 SQM	B	14 Plots
375 SQM	C	2 Plots

IVORY GROVE APARTMENTS DEVELOPMENT

11 Units		3 Bedroom Terrace + 1 BQ
24 Units		3 Bedroom Apartments + 1 BQ
12 Units		2 Bedroom Aprtment + 1 BQ

INDIGO

INDIGO HOMES AND DEVELOPMENTS LIMITED

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