

PROJECT NEXUS DEVELOPEMENT ITORI, OGUN STATE

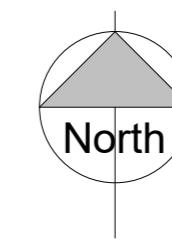


JAMES CUBITT RESOURCES

Ground Floor, Unit 1
Block C, Plot C, 5th Avenue
Banana Island,
Ikoyi, Lagos,
Nigeria.
TEL: +2341715995-6

PRESENTATION DRAWINGS

4/09/2023



SITE ANALYSIS

Site Area: 19,449.577sqm

RESIDENTIAL ZONE:

1 bed Bungalow: 21 units

2 bed Bungalow: 6 units

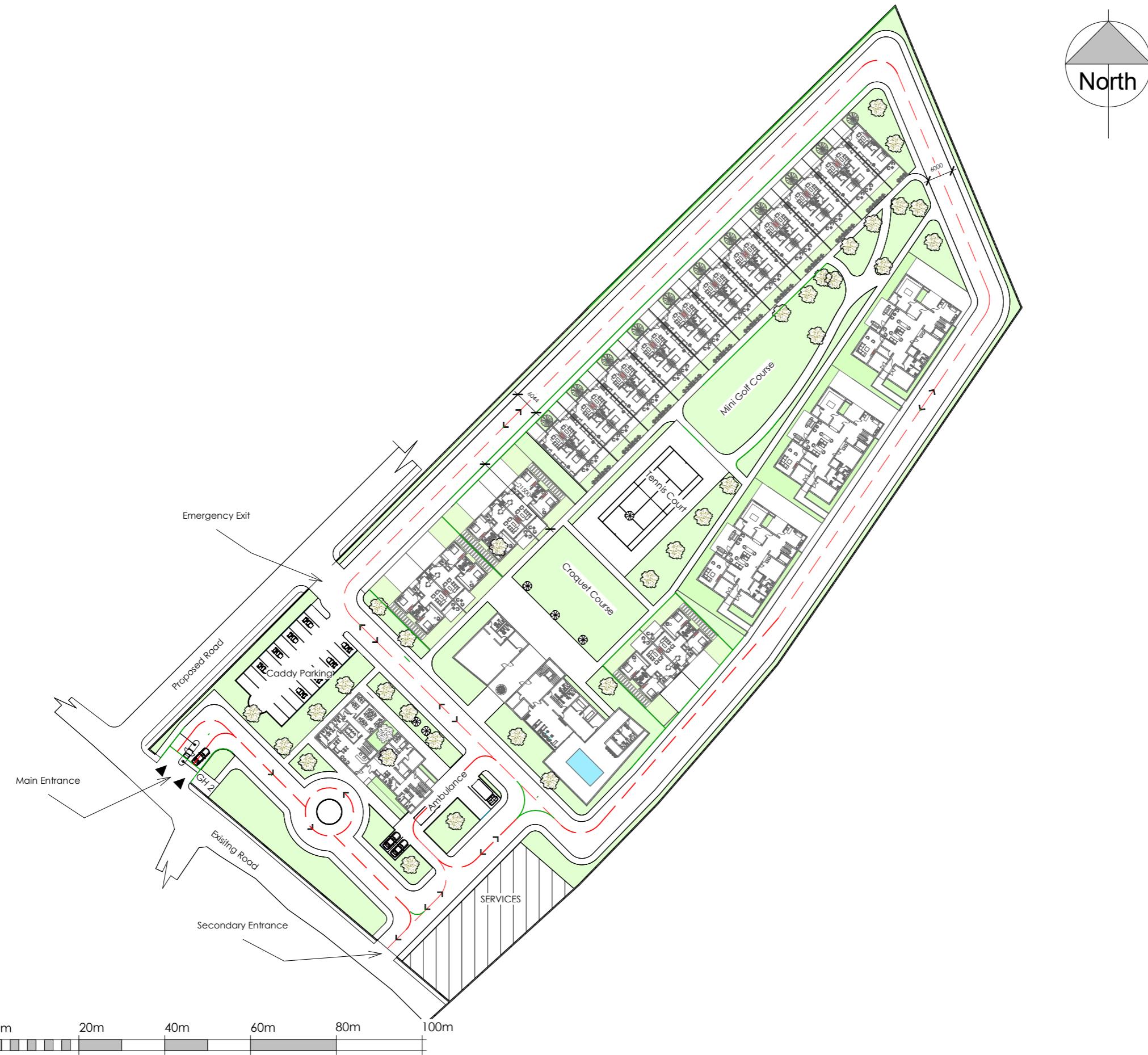
Apartment Block: 3 blocks (@15 suites per block)

Total Number of units: 72 units

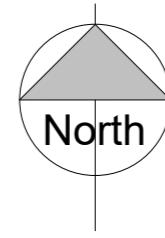
**Site Block Plan
A101**



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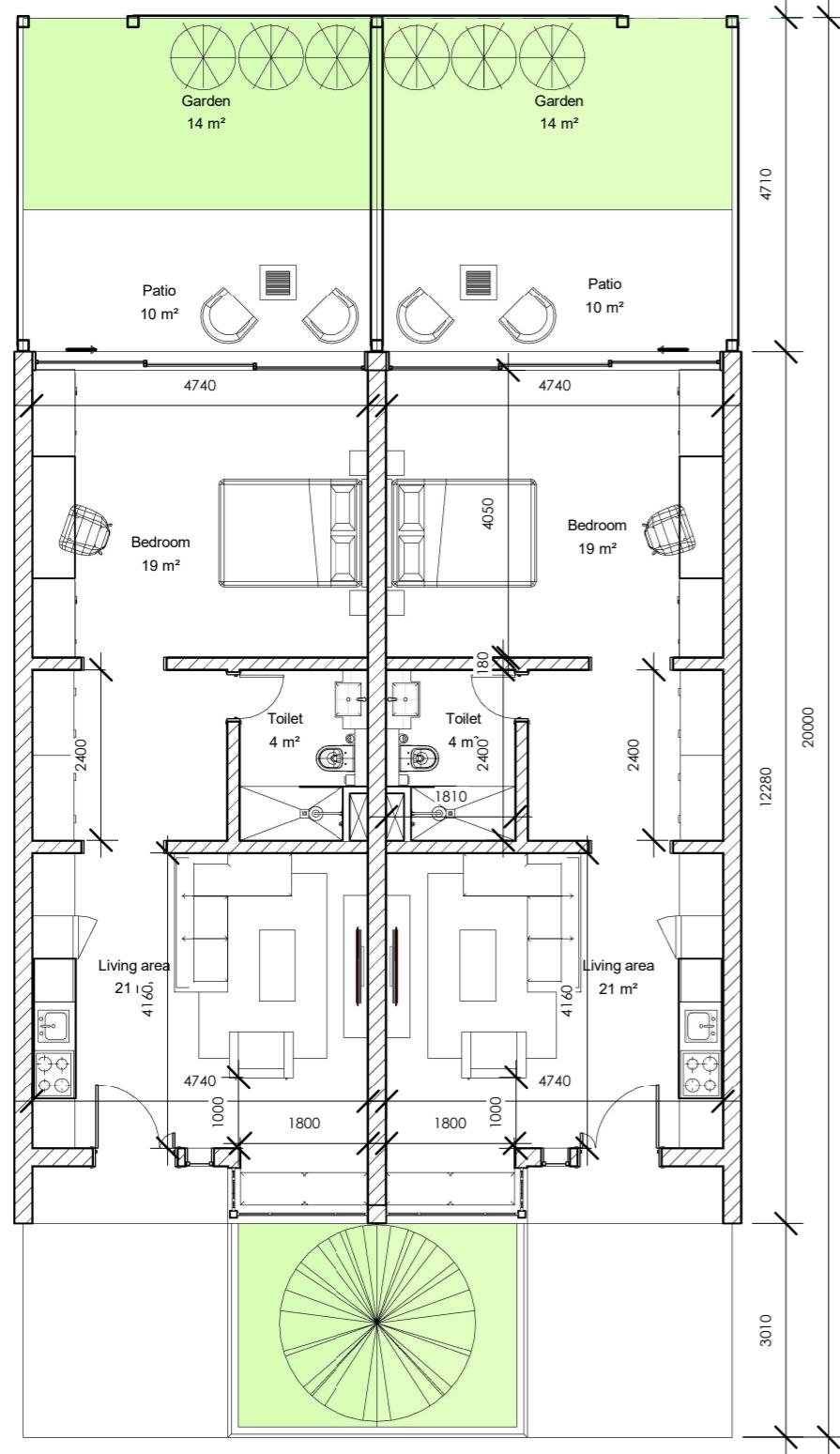
0m 20m 40m 60m 80m 100m
VISUAL SCALE 1:1000 @ A3



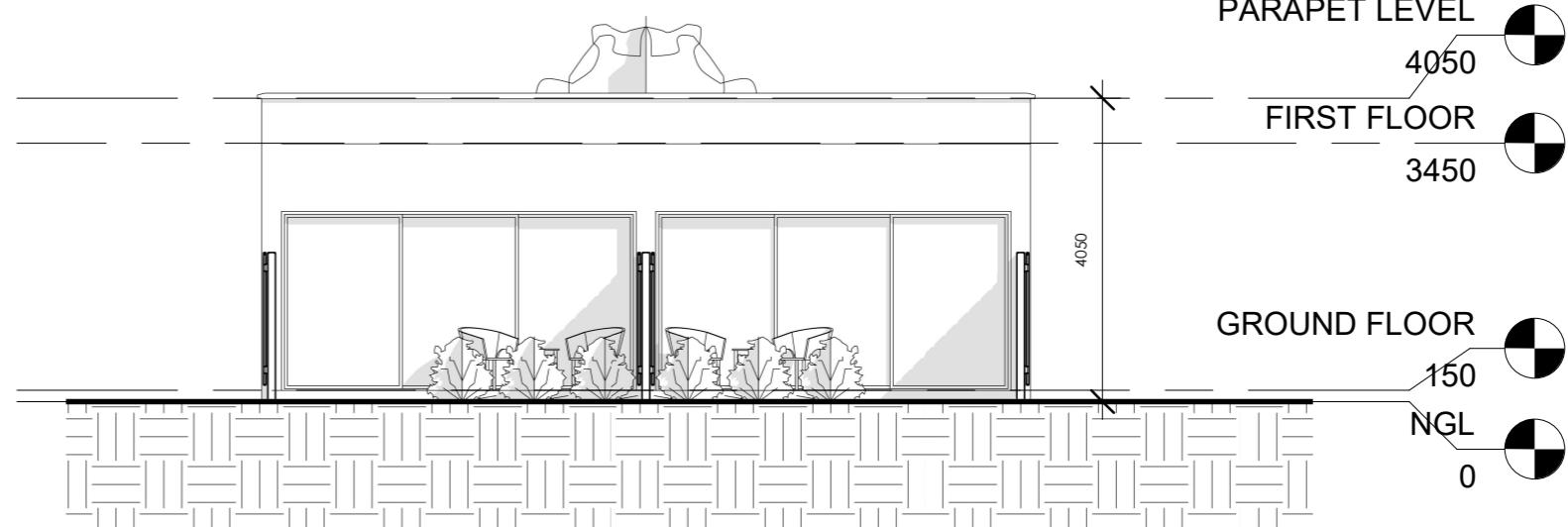
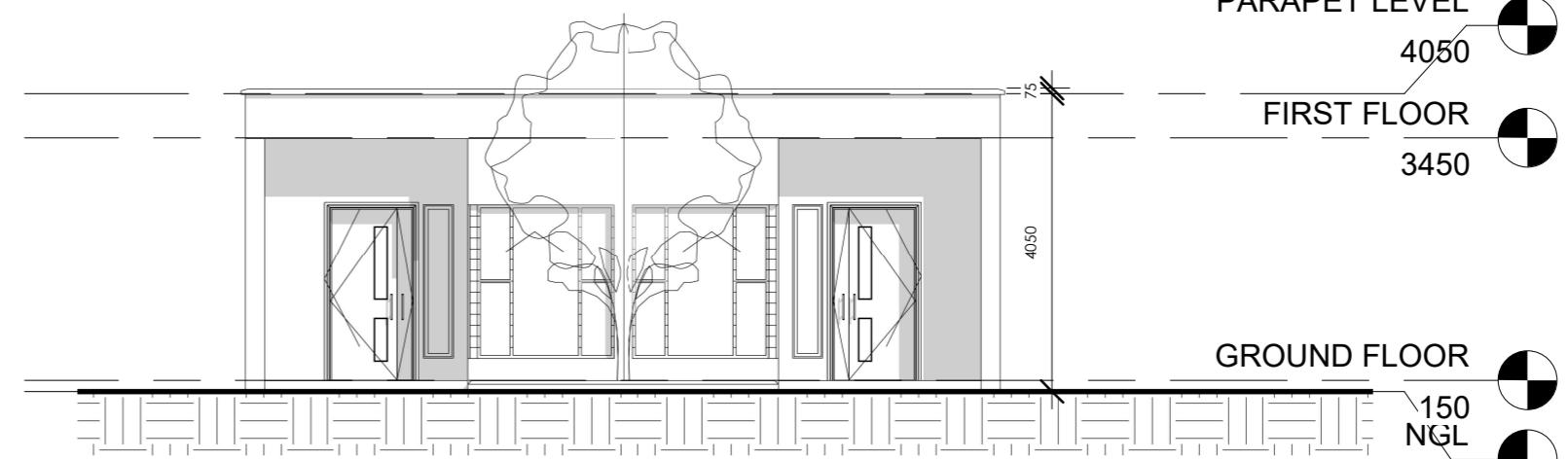
**Site Layout
A102**



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0m 2m 4m 6m 8m 10m
VISUAL SCALE 1:100 @ A3

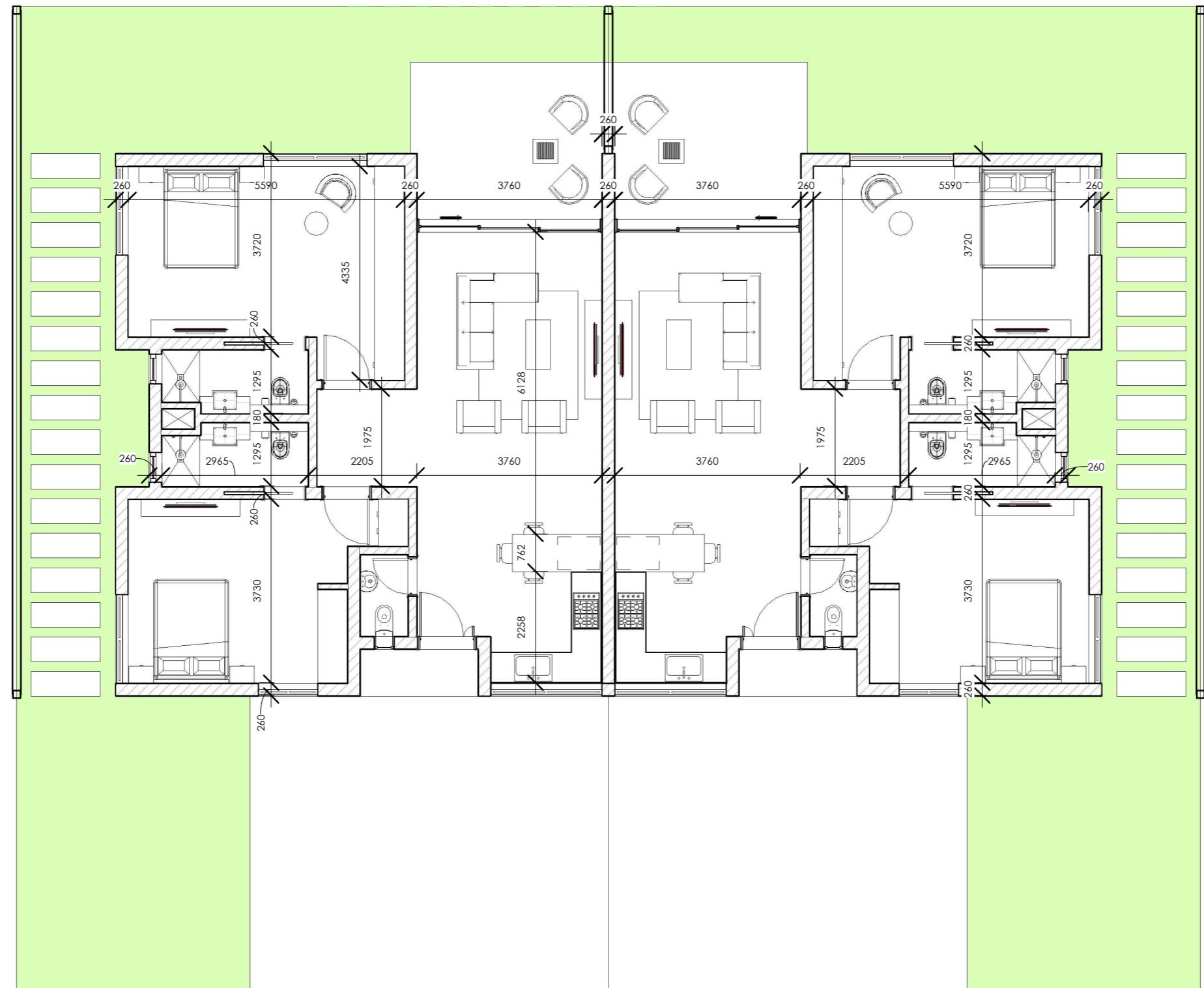


**1 Bed Chalet Design
A201**



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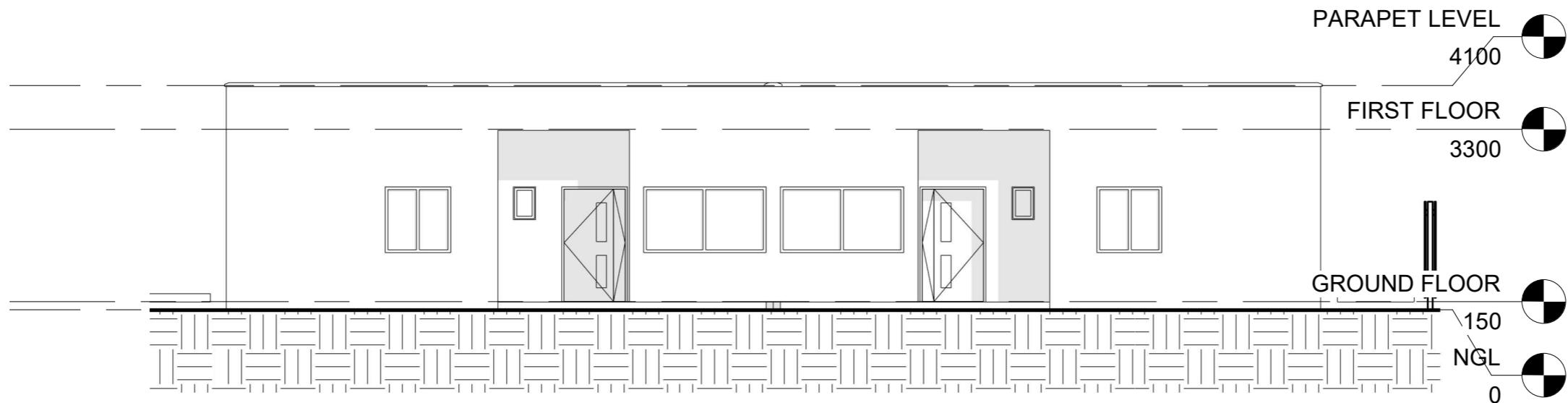




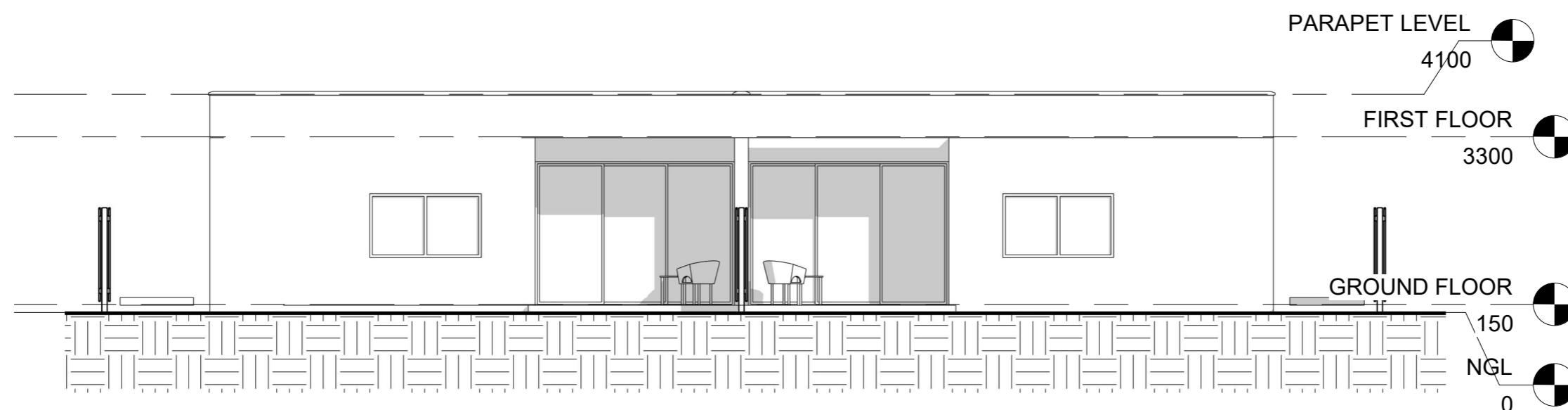
2-Bed Chalet layout
A202



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Front Elevation



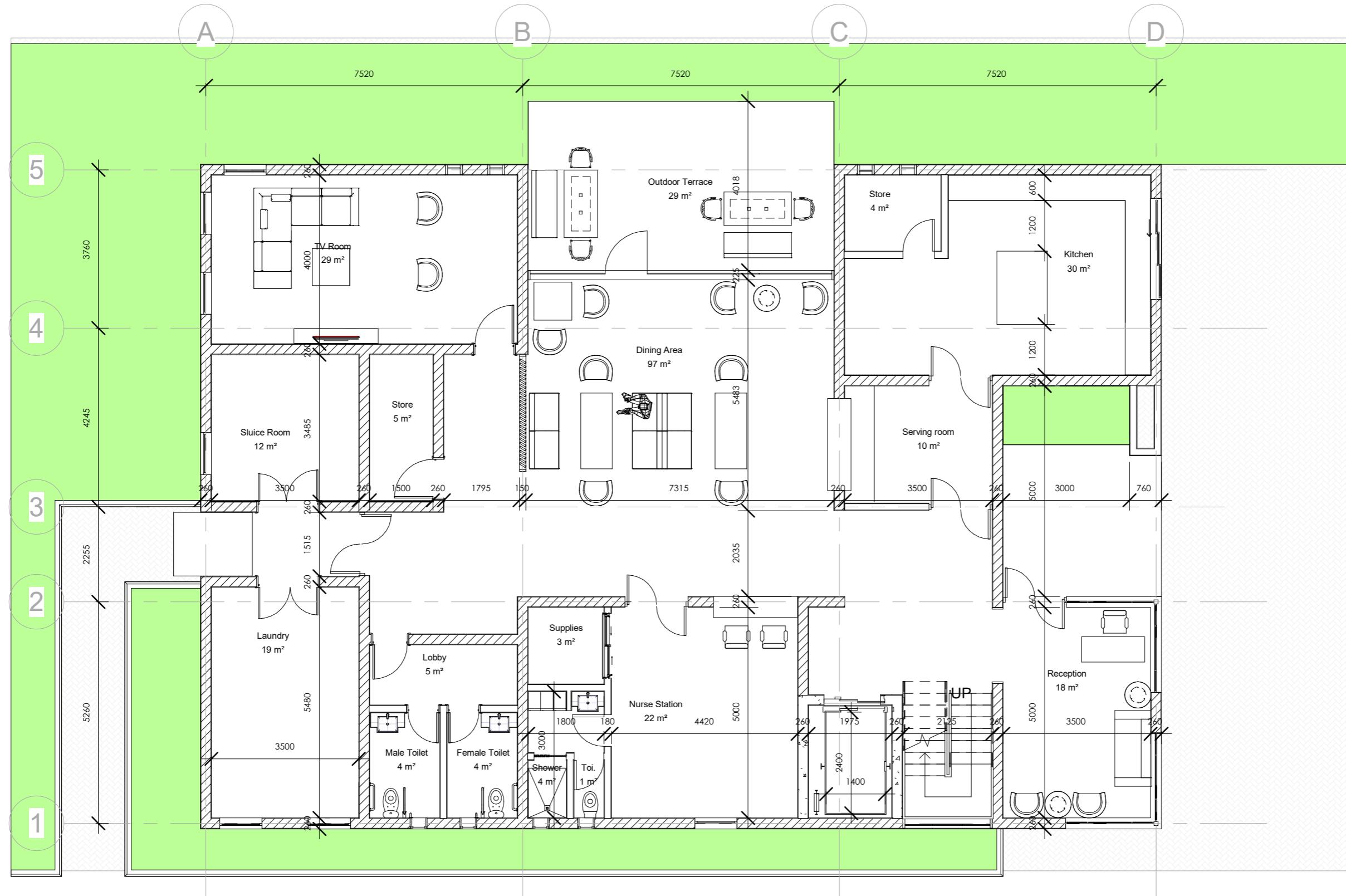
Rear Elevation

**2-bed Chalet Elevation
A203**



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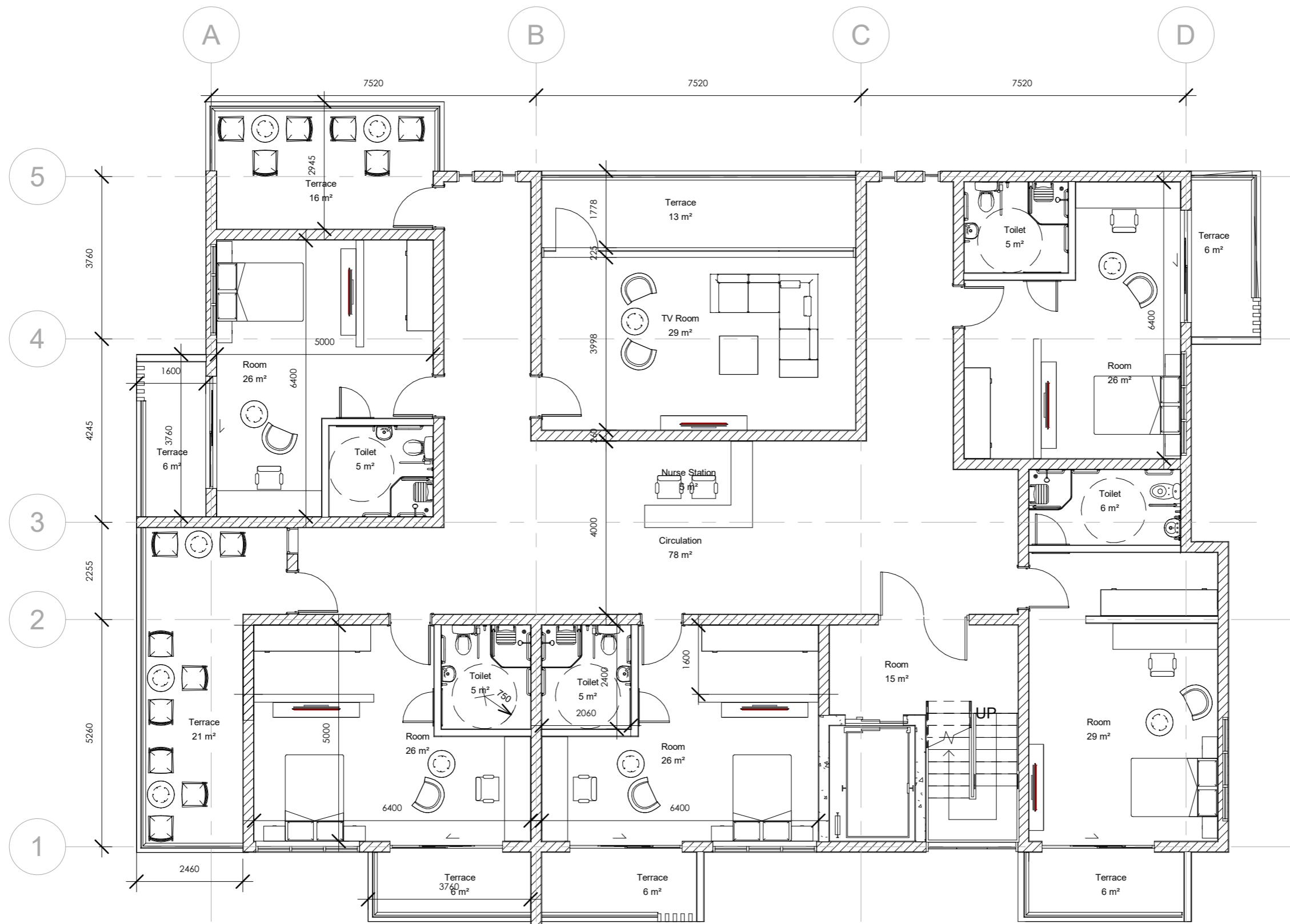
0m 2m 4m 6m 8m 10m
VISUAL SCALE 1:100 @ A3

Apartment Block Ground Floor Plan

A204



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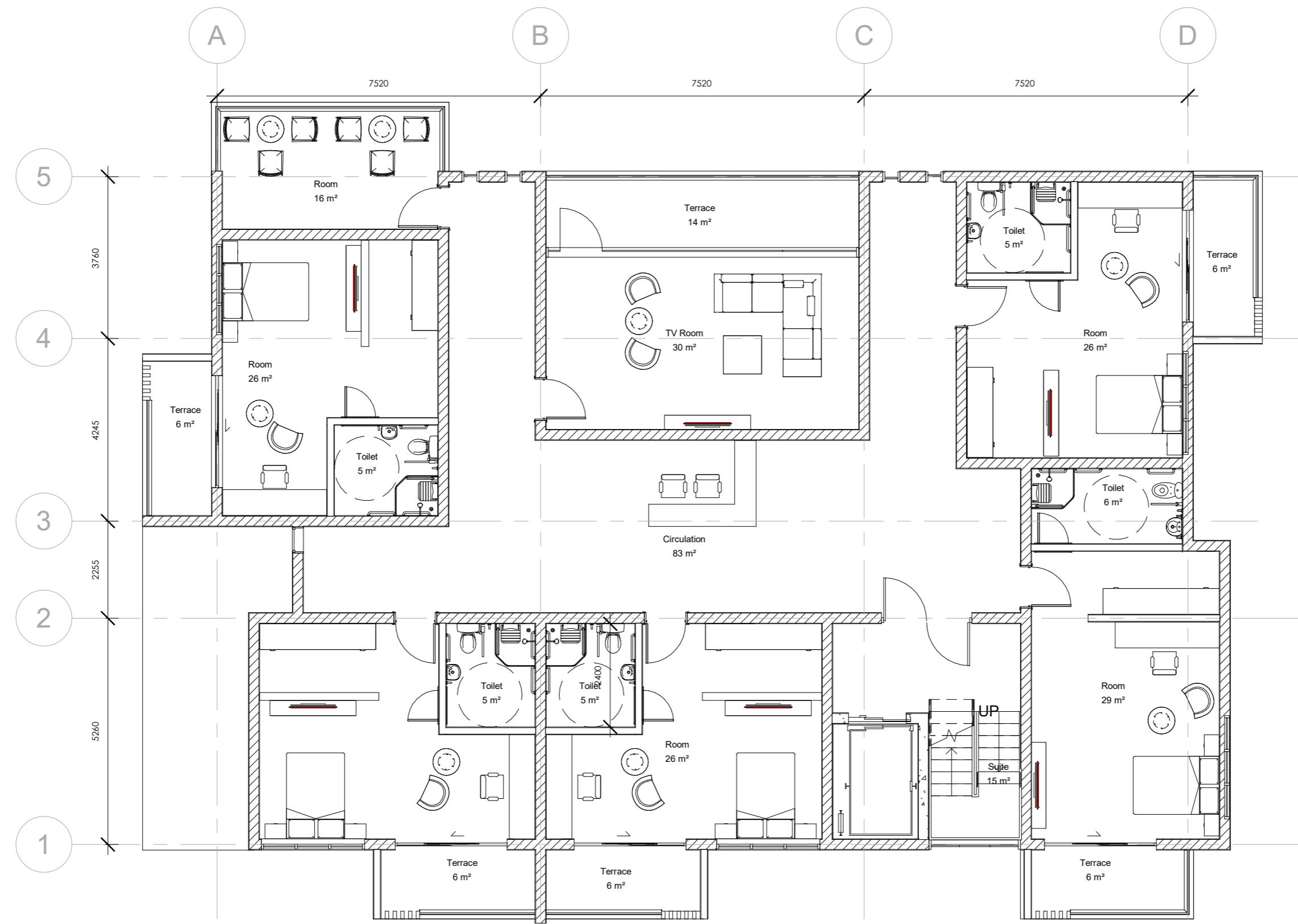


0m 2m 4m 6m 8m 10m
VISUAL SCALE 1:100 @ A3

**Apartment Block First Floor
A205**



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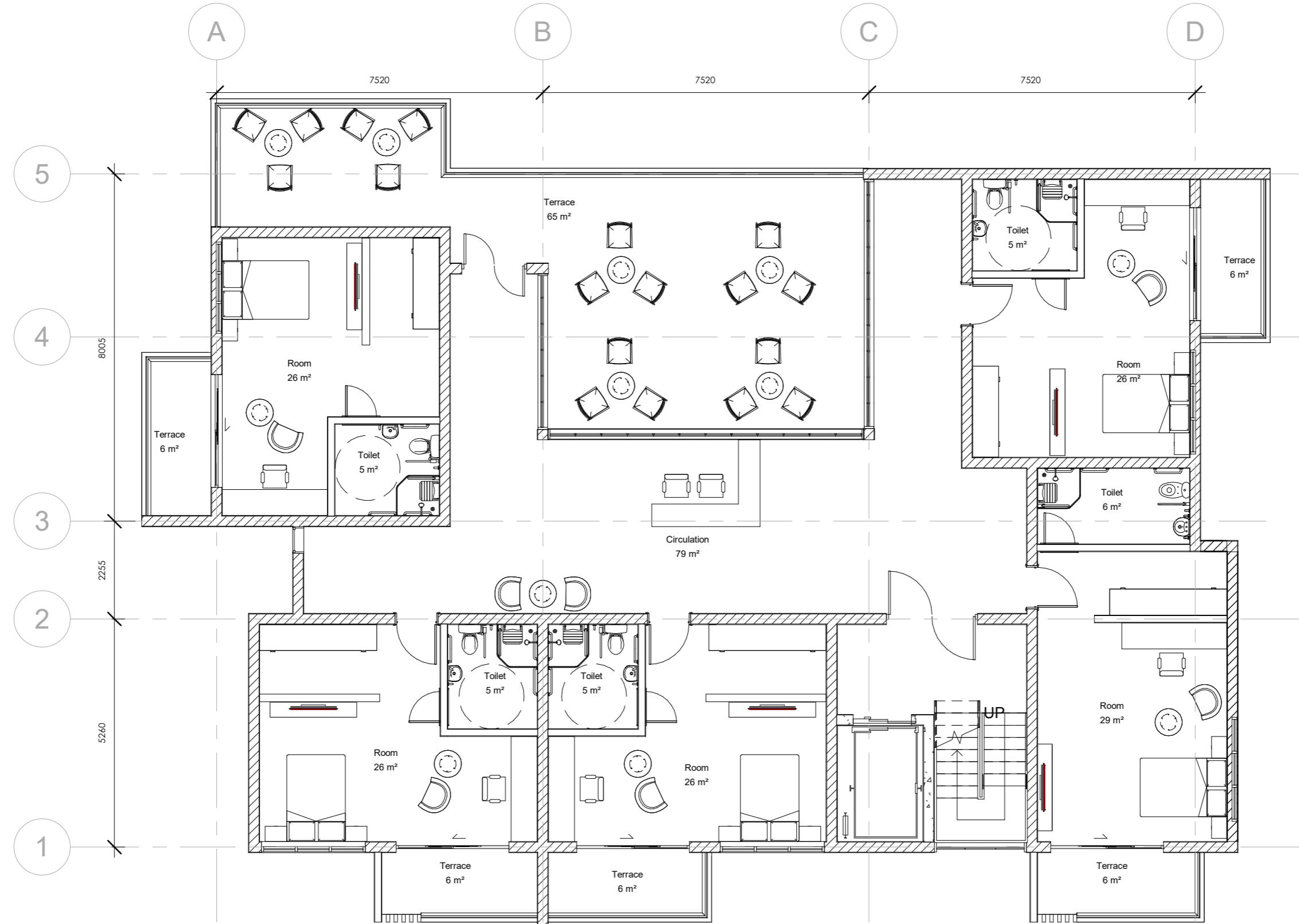


0m 2m 4m 6m 8m 10m
VISUAL SCALE 1:100 @ A3

**Apartment Block Second Floor
A206**

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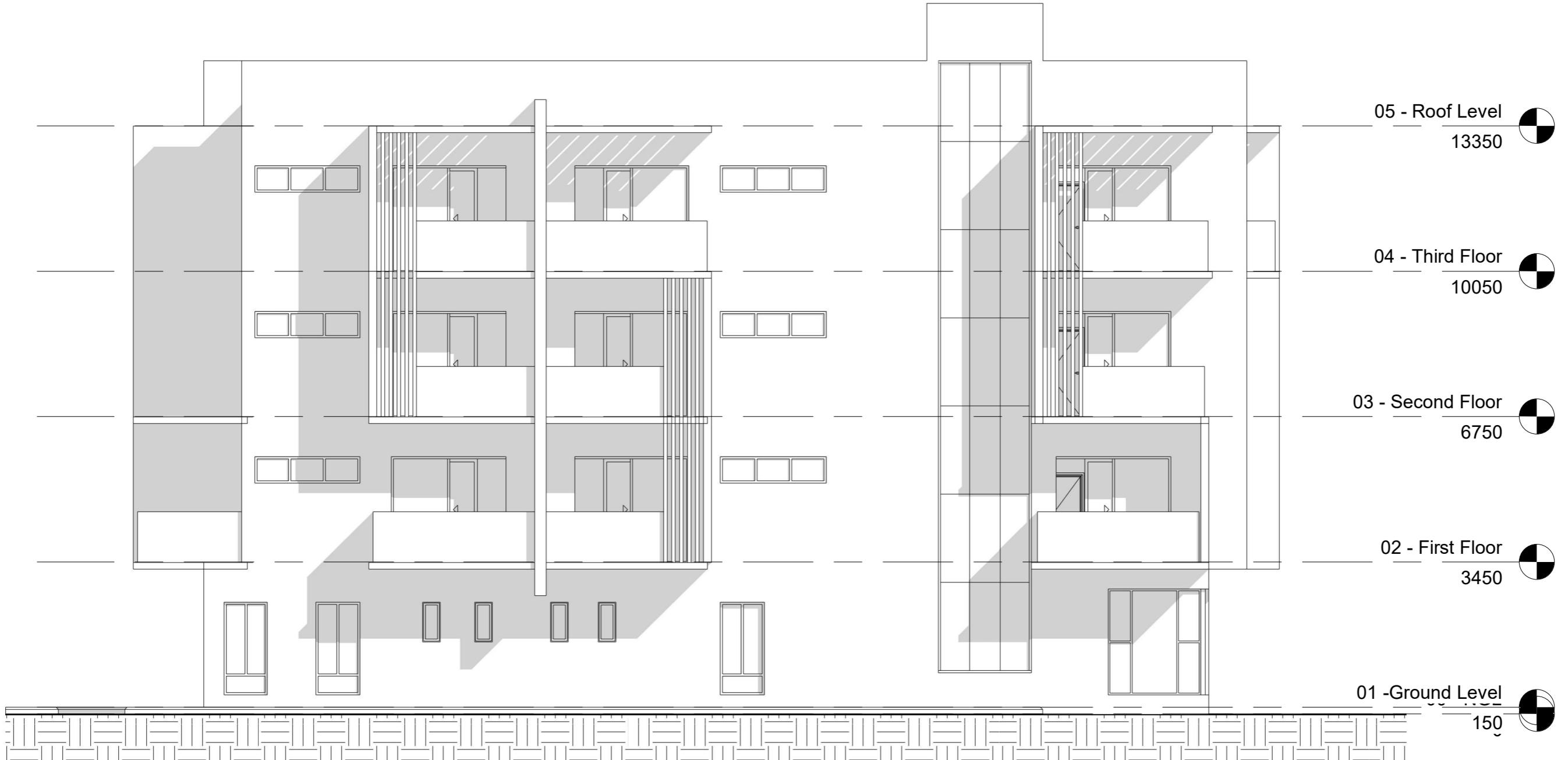


0m 2m 4m 6m 8m 10m
VISUAL SCALE 1:100 @ A3

**Apartment Block Third Floor
A207**



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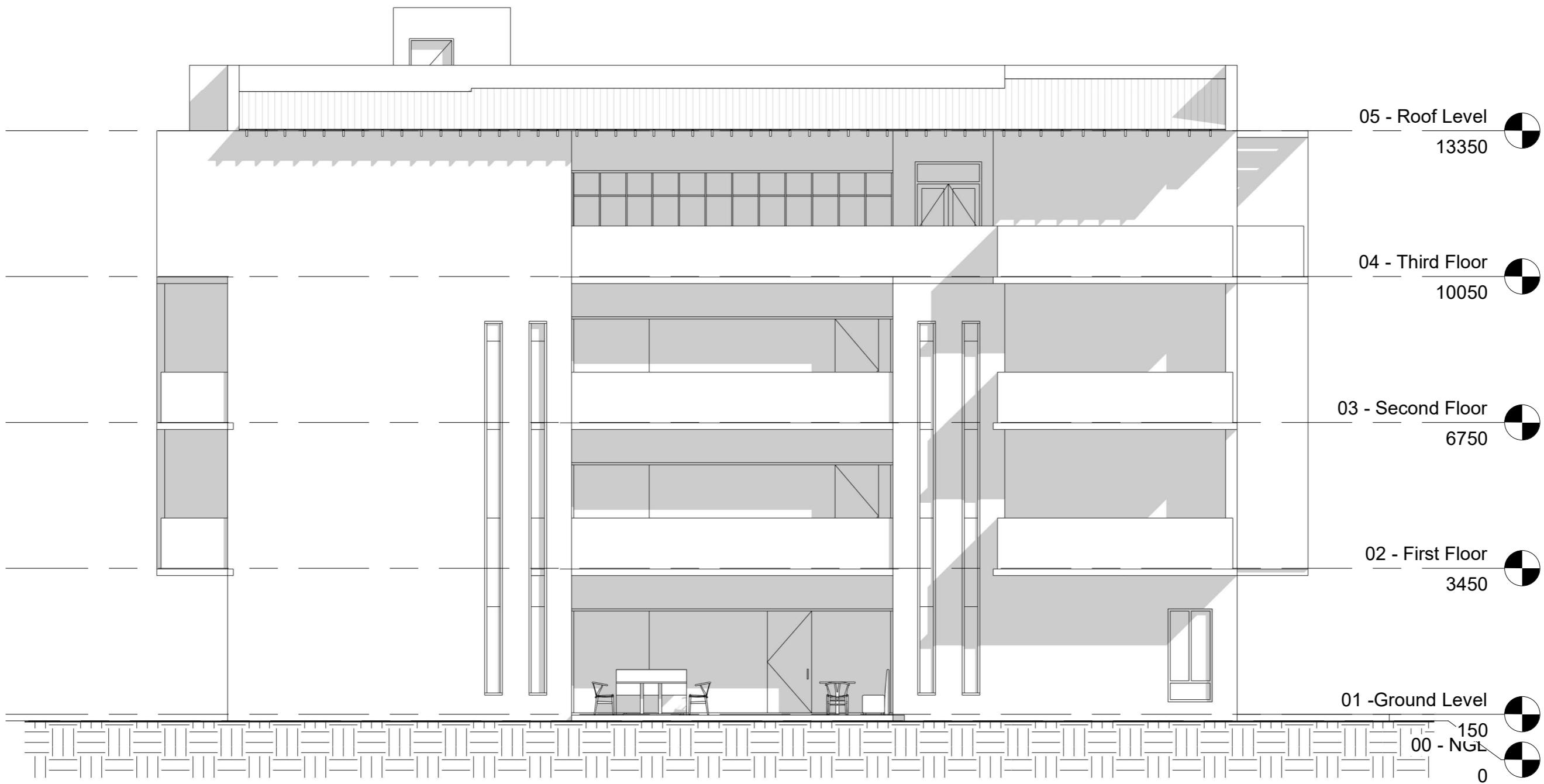


Front Elevation

**Apartment Block Elevation
A208**



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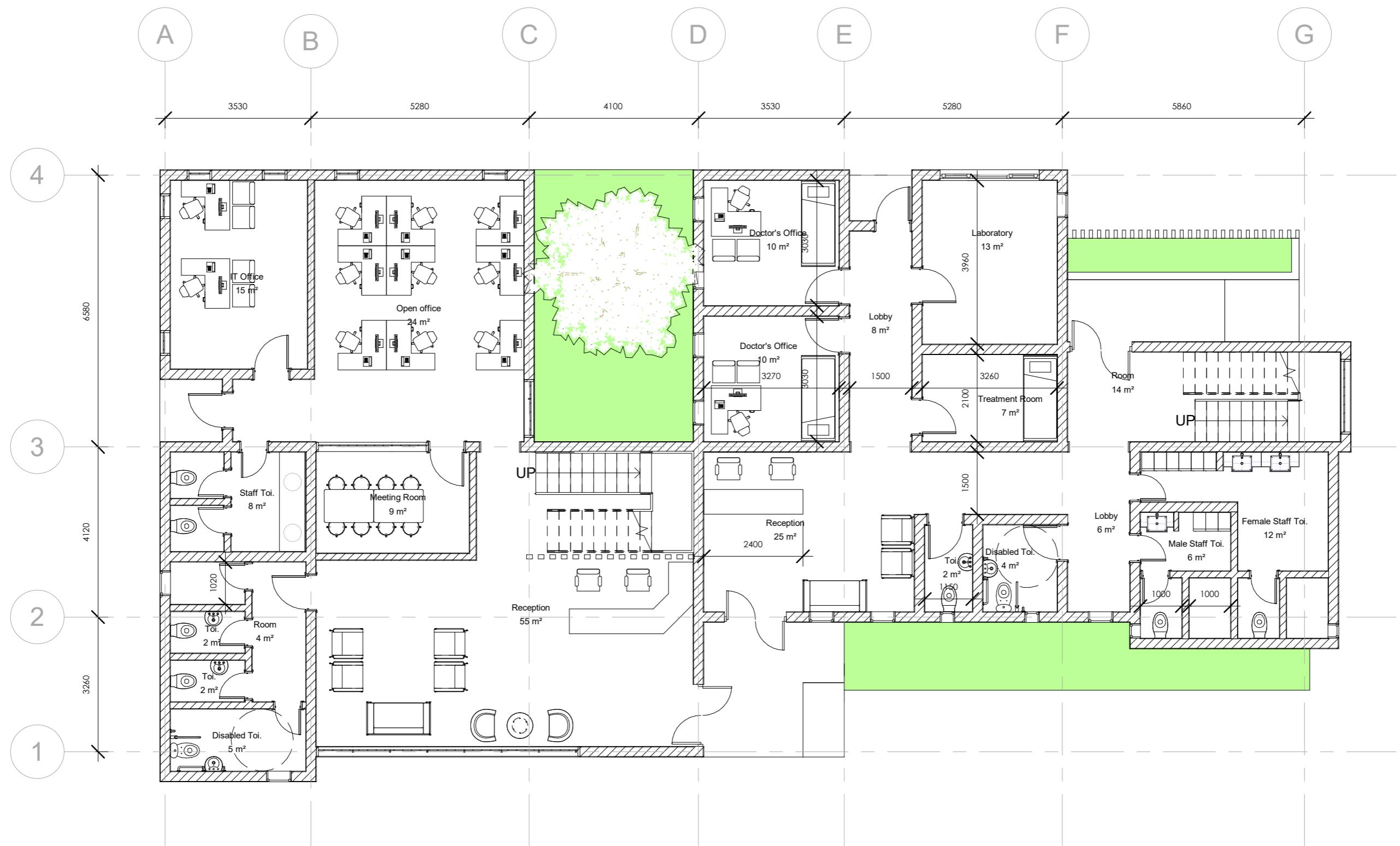
**Apartment Block Elevation
A209**



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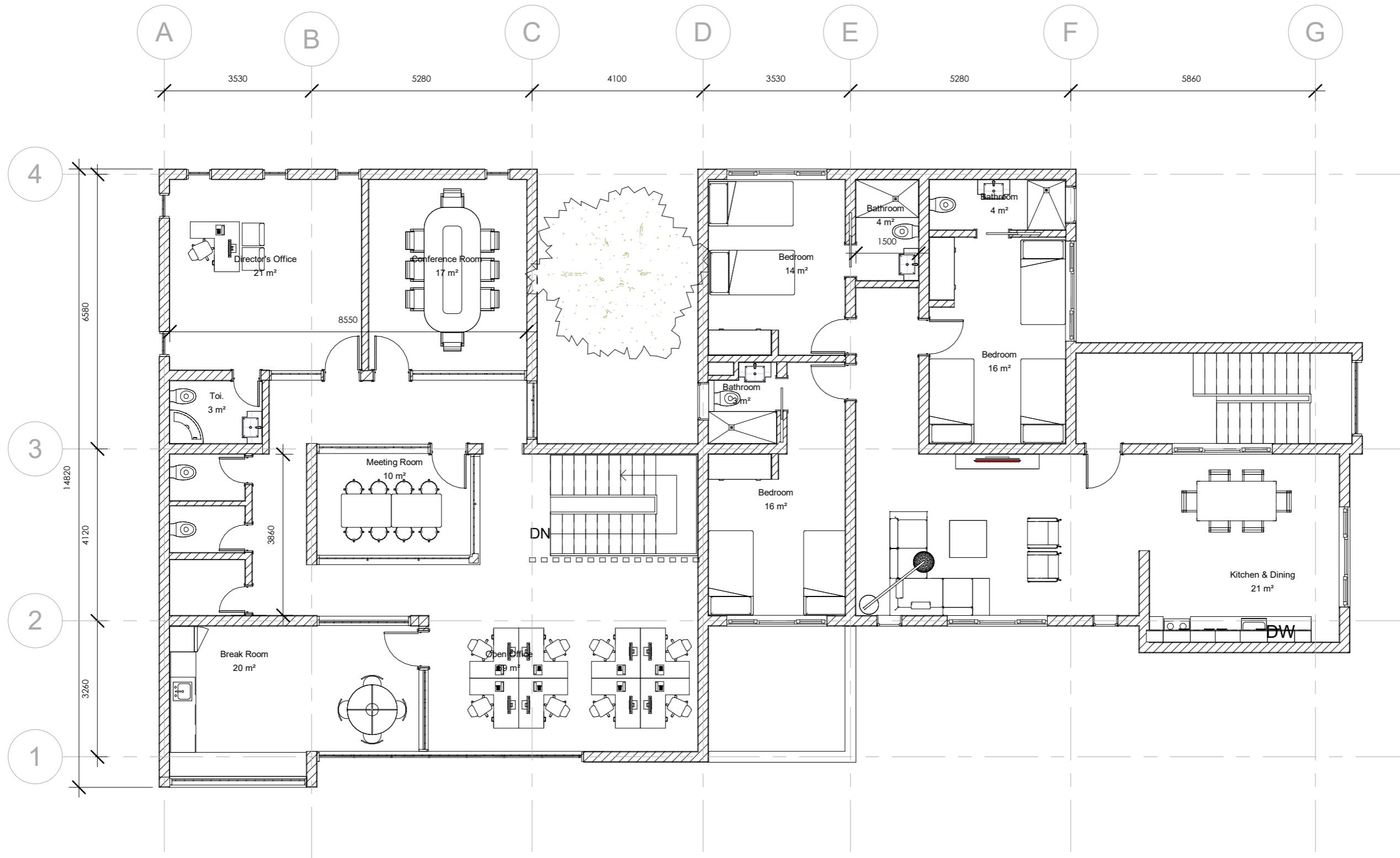


0m 2m 4m 6m 8m 10m
VISUAL SCALE 1:100 @ A3

**Admin/Clinic Block Ground Floor Plan
A210**

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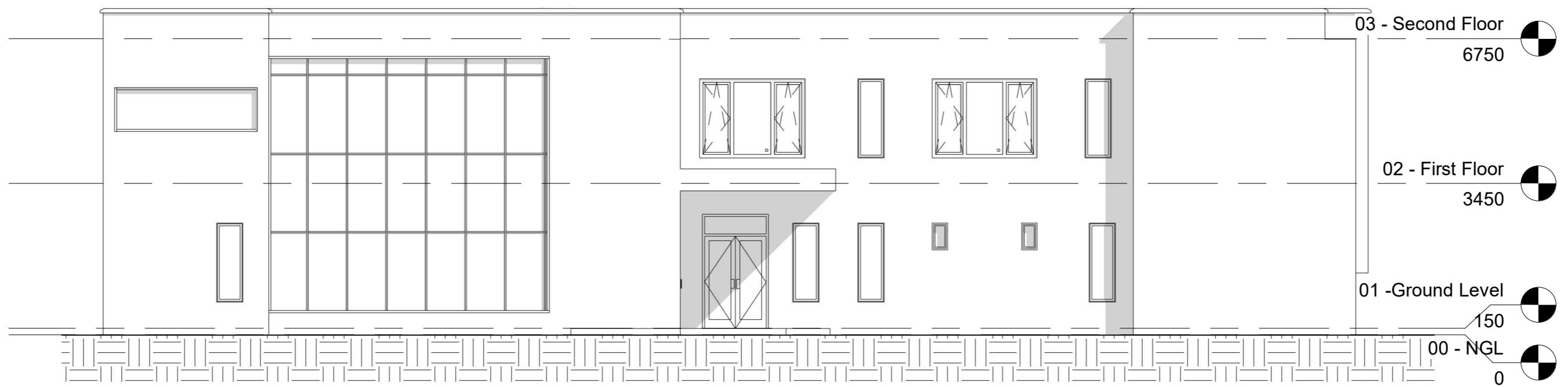


0m 2m 4m 6m 8m 10m
VISUAL SCALE 1:100 @ A3

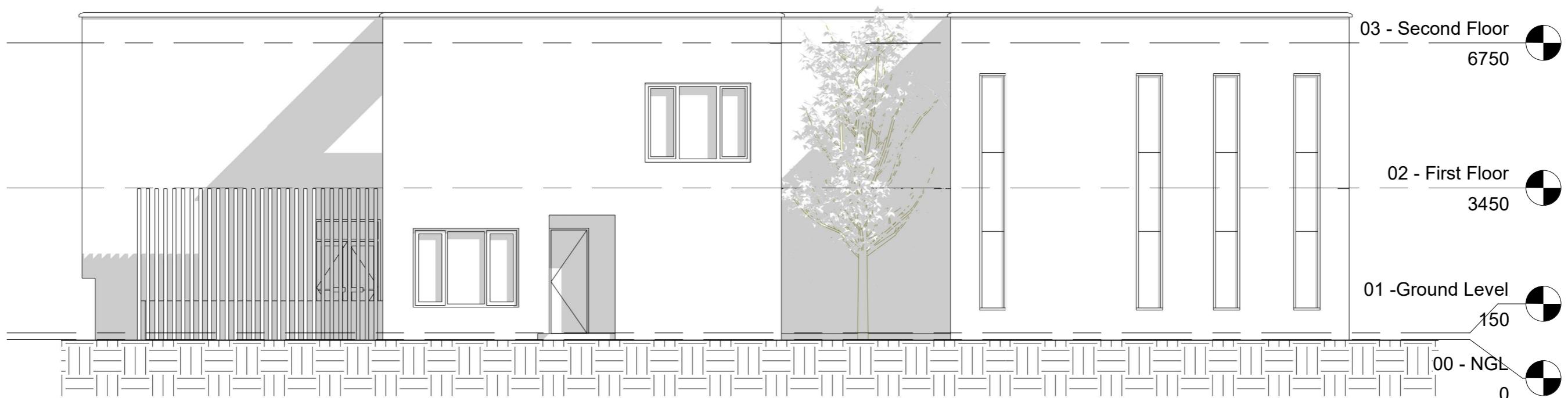
**Admin/Clinic Block First Floor
A211**



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Front Elevation



Rear Elevation

Admin/Clinic Block Elevations

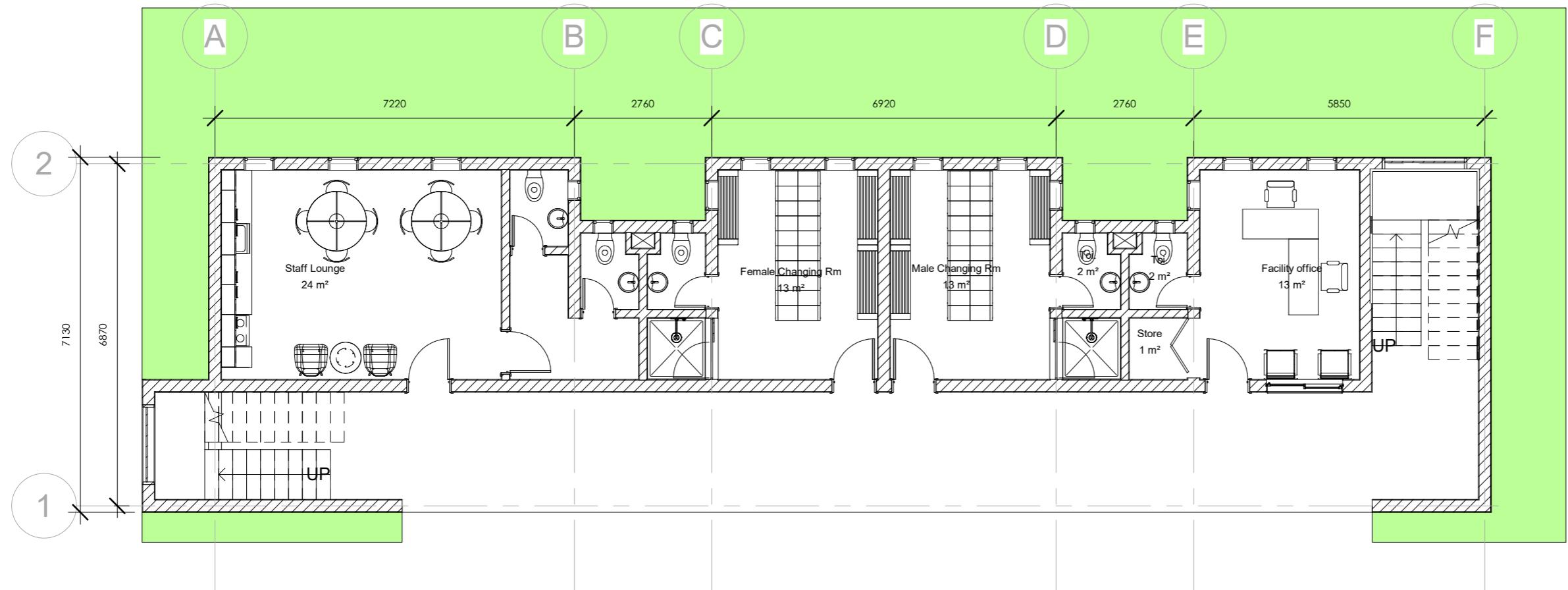
A212



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DESIGN | DEVELOPMENT | MANAGEMENT



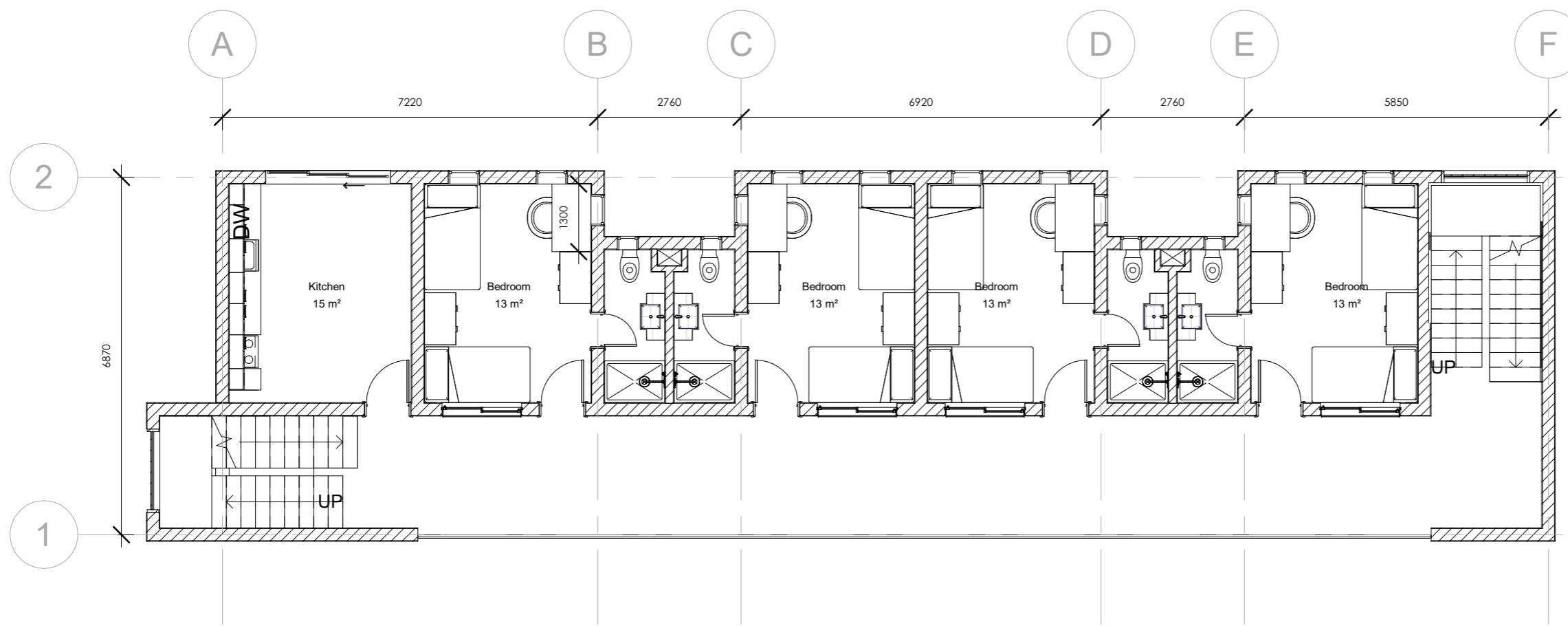


0m 2m 4m 6m 8m 10m
VISUAL SCALE 1:100 @ A3

Staff Accommodation Ground Floor
A213



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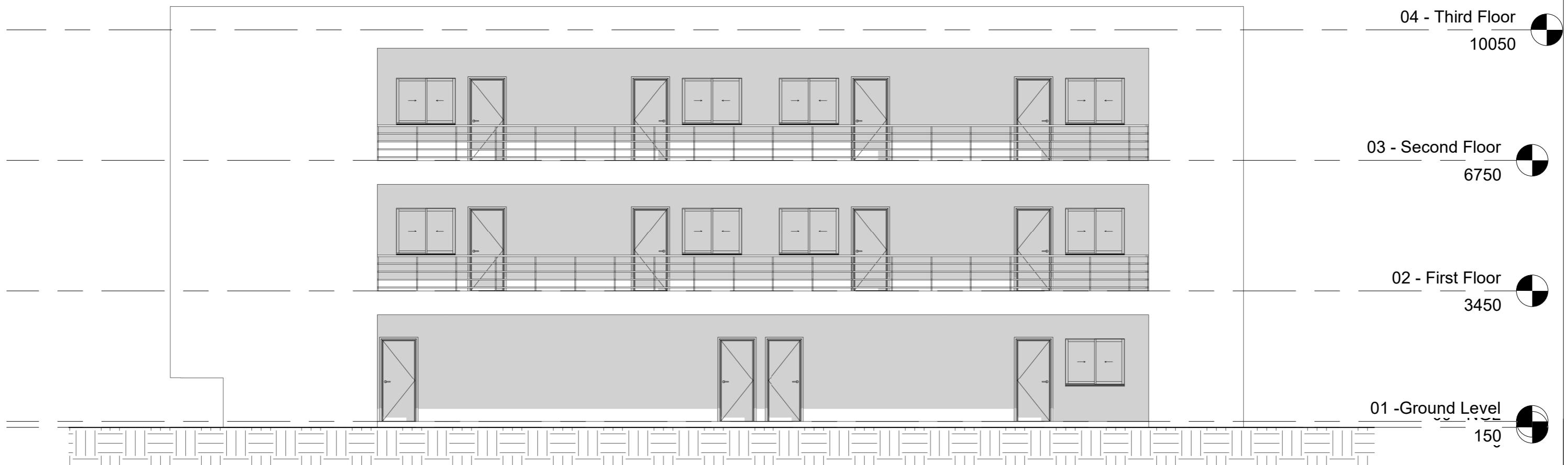


0m 2m 4m 6m 8m 10m
VISUAL SCALE 1:100 @ A3

**Typical First & Second Floor
A214**



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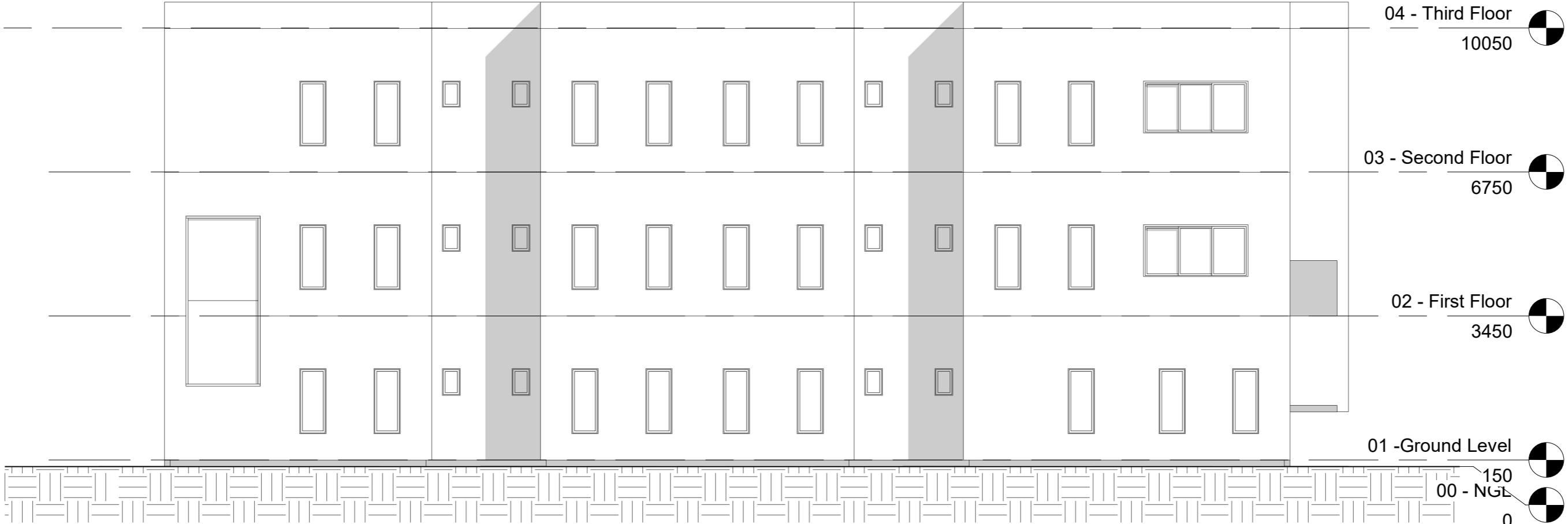
Front Elevation

Staff Accommodation Elevation

A215



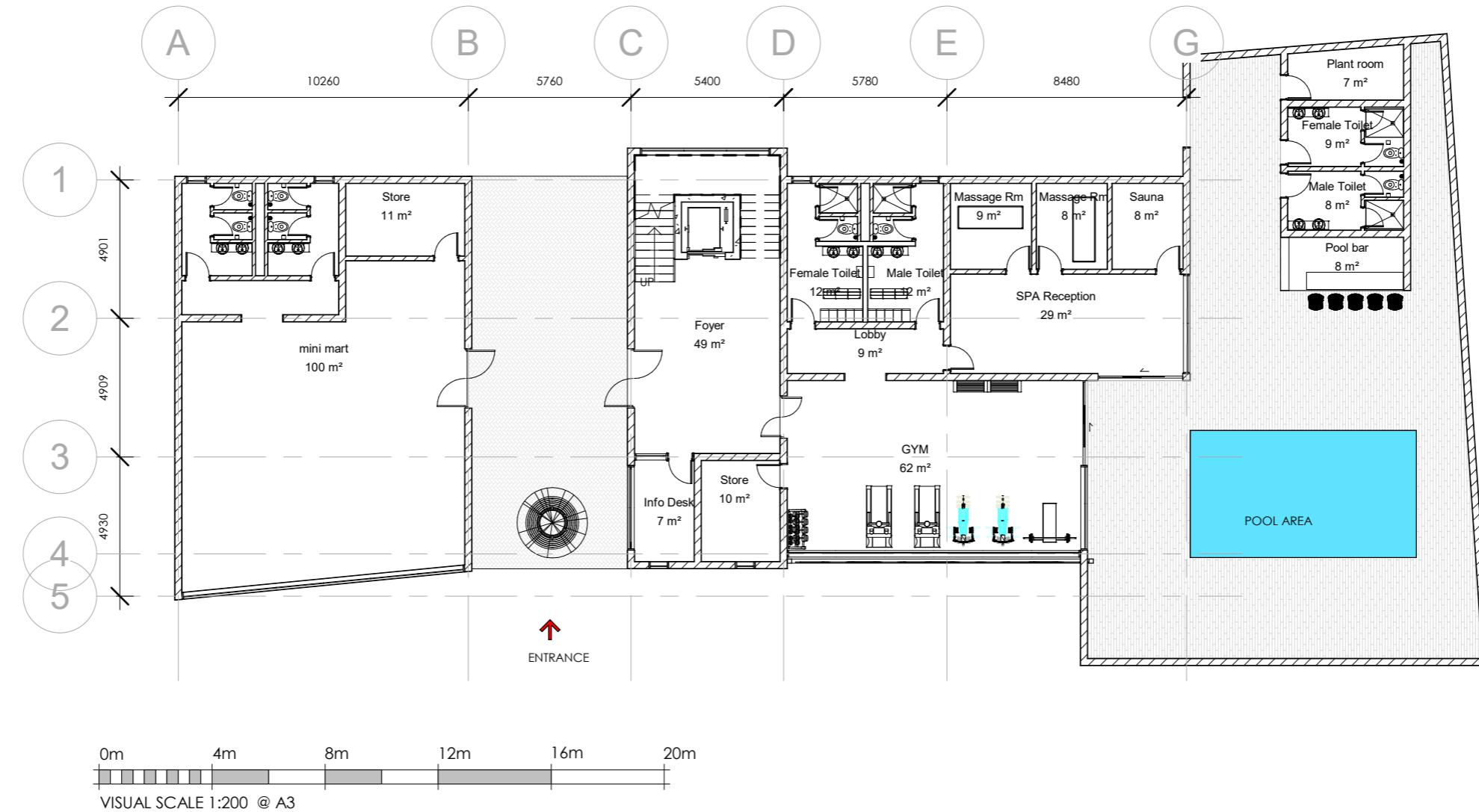
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**Staff Accommodation Elevation
A216**



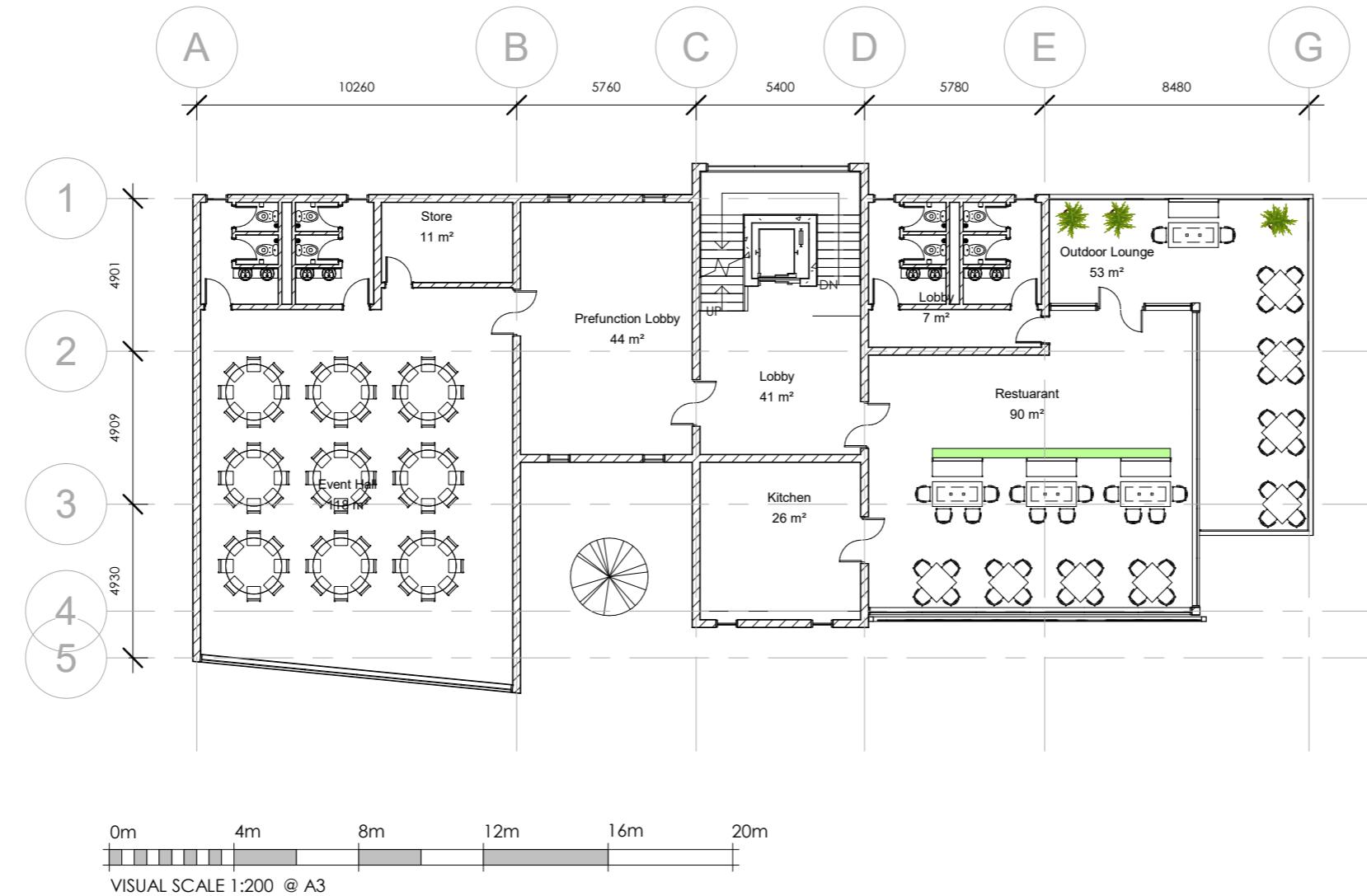
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**Central Hall Ground Floor Plan
A217**



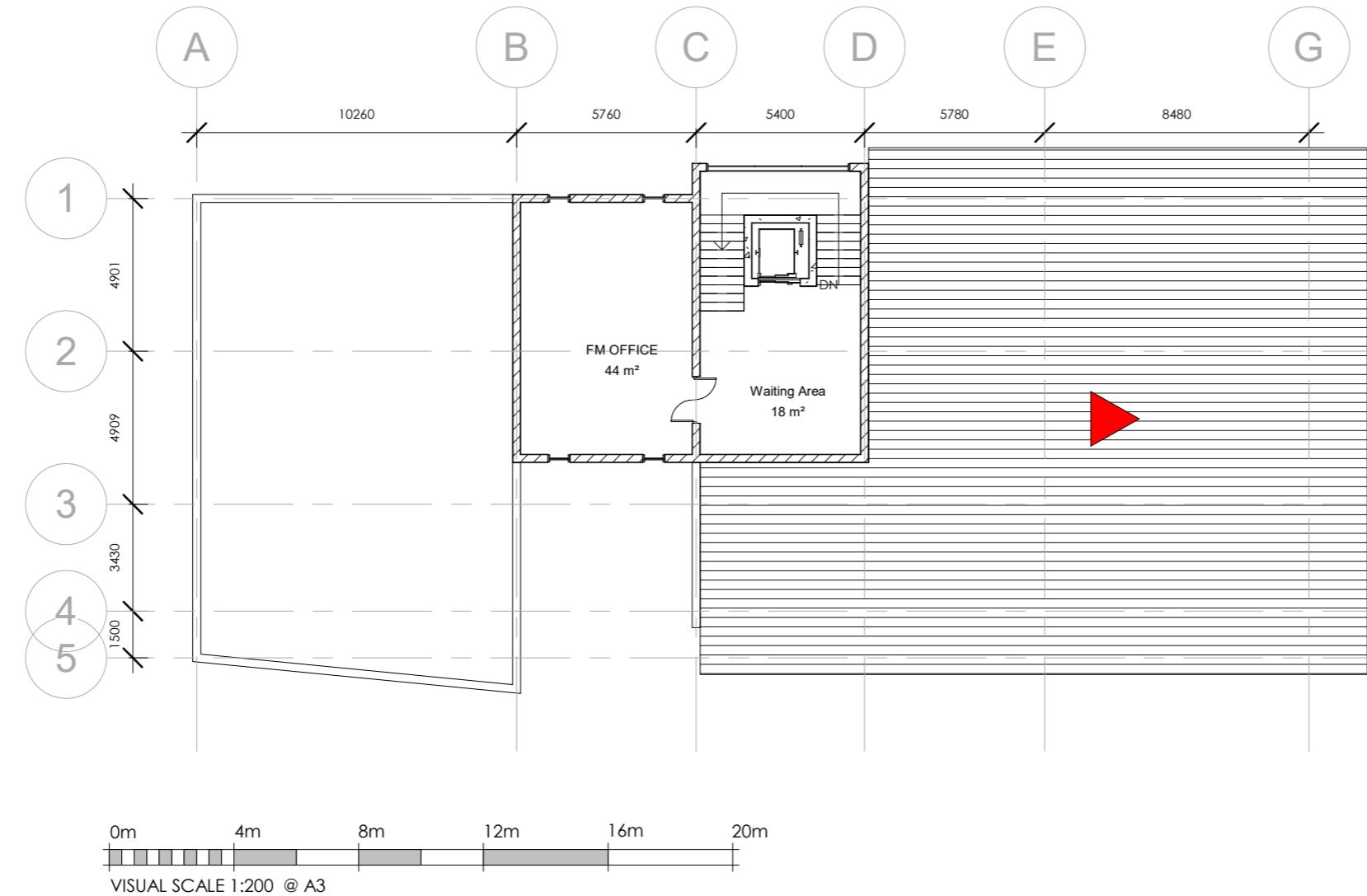
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Central Hall First Floor
A218



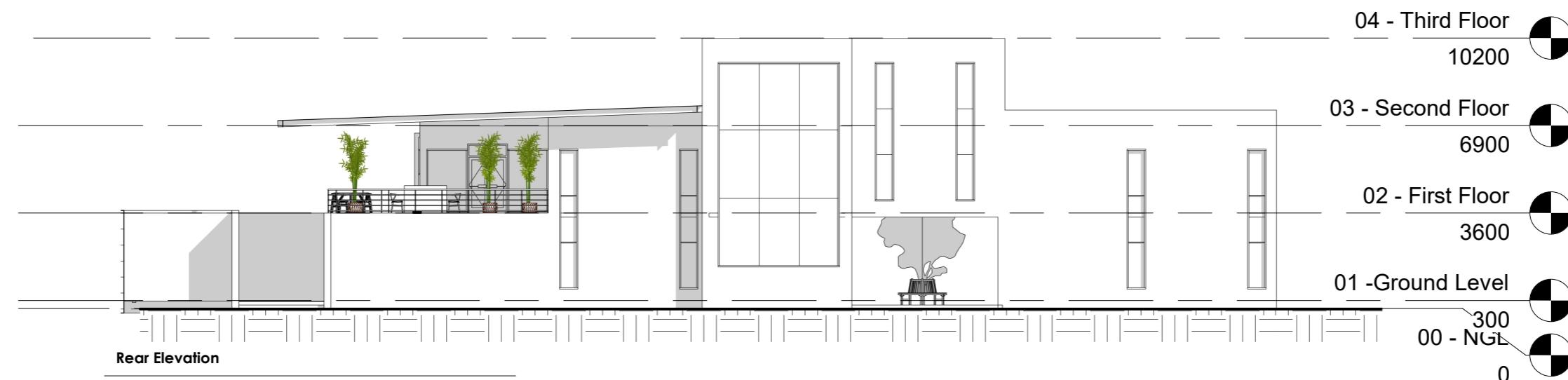
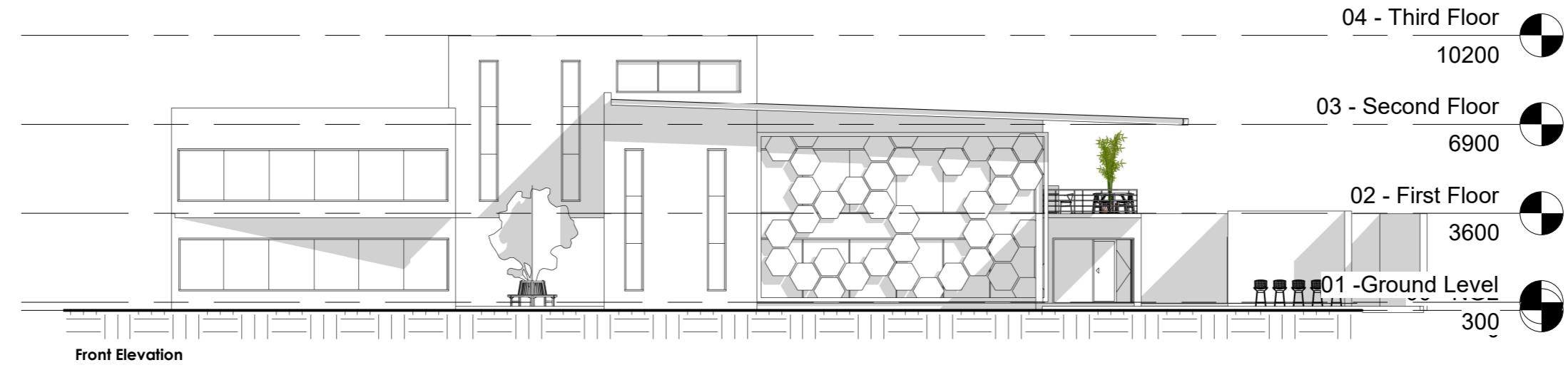
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**Central Hall Second Floor
A219**



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**Central Hall Elevation
A220**



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