

EMMANUEL HEIGHTS

📍 Ilupeju - Lagos



WELCOME TO AFFORDABLE LUXURY

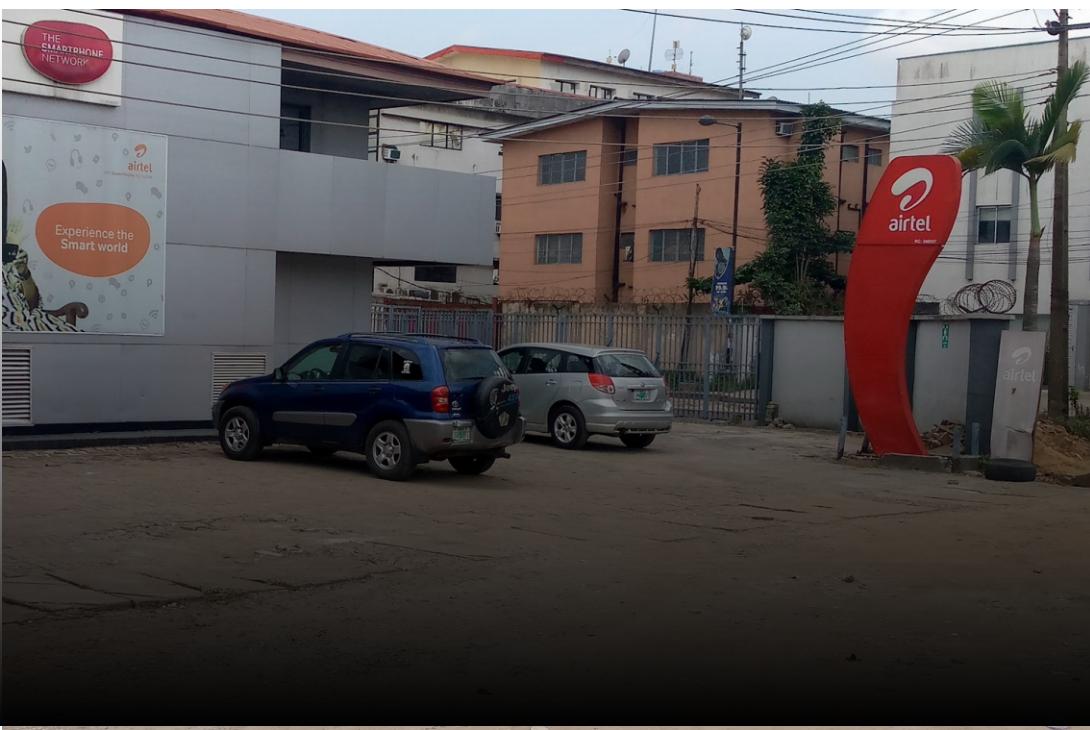


Co-Development by **ONE MILLION LANDLORD**

ILUPEJU - LAGOS

Ilupeju is a Yoruba phrase that means "the town is gathered." Ilupeju, often referred to as "Indian Village," is located on the Lagos mainland.

The majority of Ilupeju's people are from the working class. Town planning way, Tinubu road, Ilupeju bypass, Coker road, and Ilupeju Industrial Avenue are all popular routes in Ilupeju.



EMMANUEL HEIGHTS

A t t h e p e r f e c t l o c a t i o n !

EMMANUEL HEIGHTS is located at Ilupeju, Lagos. Within the axis of Town planning way, Tinubu road, Ilupeju bypass, Coker road, and Ilupeju Industrial Avenue Which are all popular routes in Ilupeju.





Luxury Amenities:



24/7 Clean
Borehole Water



24/7
Security



Pop and Screeded
Walls



Fitted
Kitchen Cabinets

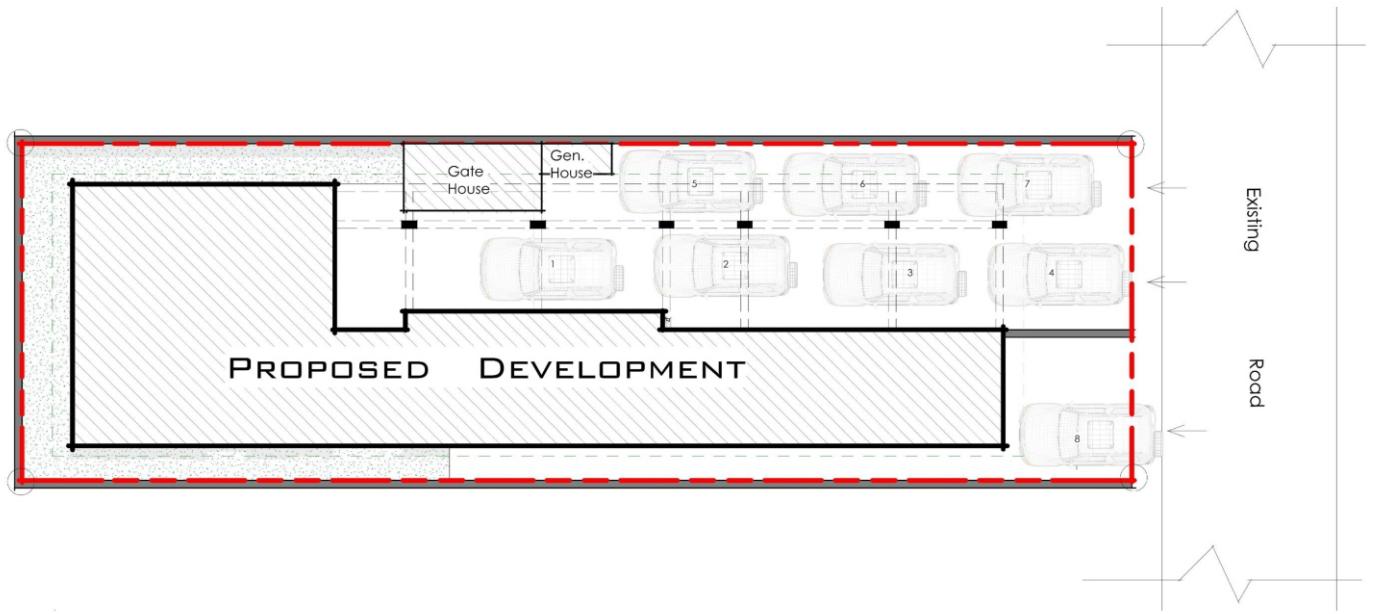


Ample Parking
Space

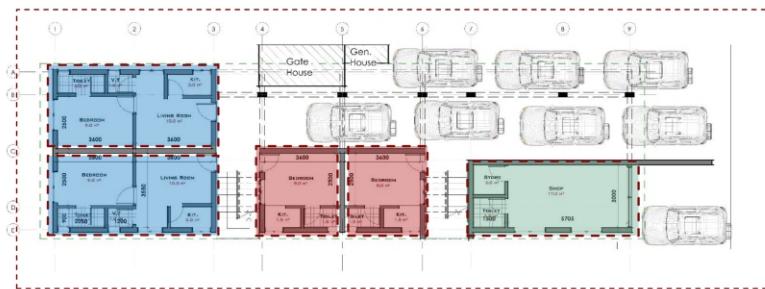


High Rental and
Capital Appreciation

Delivery Period: June 2025



Site Plan



- Self-Con.
- 1 Bedroom Apartment
- Shop



Ground Floor Plan



Self-Con.
 1 Bedroom Apartment



First Floor Plan

STUDIO APARTMENT



PRICE

N8M

18years Longlease

ONE BED APARTMENT



PRICE

N13.5M

18years Longlease

PAYMENT PLAN

3 month - Interest rates of 10%

50%

1st month

30%

2nd month

30%

3rd month

6 month - Interest rates of 20%

30%

1st month

30%

2nd month

15%

3rd - 6th
month

1 year - Interest rates of 40%

20%

1st month

12%

2nd - 6th
month

10%

7th - 12th
month

PROPERTY MANAGEMENT

Interested in investing, don't worry, **EMMANUEL HEIGHTS** has got you covered! Just sit back and relax as we take care of everything related to your investment, whether its short-term letting or traditional renting. Our customized property management solution will meet all your needs!

Ground Floor
Up Floor

	STUDIO APARTMENT	ONE BED APARTMENT
Ground Floor	N8M	N13.5M
Up Floor	N8.250M	N13.750M

BENEFITS OF PURCHASING EMMANUEL HEIGHTS FOR AN INVESTMENT PURPOSE

RENTAL INCOME

Emmanuel Heights presents a fantastic opportunity to earn consistent rental income from tenants.

CURRENT RENTAL VALUE:

Studio:	1m per annum
One Bed:	1.7m per annum

PROPERTY APPRECIATION

Over time, the value of the property is likely to increase, allowing investors to make a profit when selling.

PASSIVE INCOME

By investing in Emmanuel Heights, investors can enjoy a passive stream of income without actively working for it.

TITLE DOCUMENTS

Please note that there is a 2 month moratorium period if the project is not completed.

Upon completion of payment, you will receive;

Letter of offer

Receipt

Letter of Allocation

Delivery form

Deed of Sub-Lease

All other important fee:

- 5% Legal Fee
- Insurance Fee N50,000 (One Year)
- Service charge

THANKS

EMMANUEL HEIGHTS

 Ilupeju - Lagos