

AG MORTGAGE BANK PLC

# OUR STORY

## A PITCH DECK

AG Mortgage Bank Plc (AGMB) is raising 10 Billion Naira in debt/equity funding to expand operations and deliver efficient, eco-friendly mortgage solutions; bridging Nigeria's housing gap with tailored, trust-driven services.



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# OVERVIEW OF AG MORTGAGE BANK PLC



At AG Mortgage Bank, we transform dreams into reality with diverse array of mortgage solutions tailored to various income levels and property Investment goals. From Tenant-Owner Mortgage Offerings to Construction Finance, our products are designed to meet unique needs. The Bank also offers high-interest yielding savings accounts and other investment products to help customers achieve their financial goals.

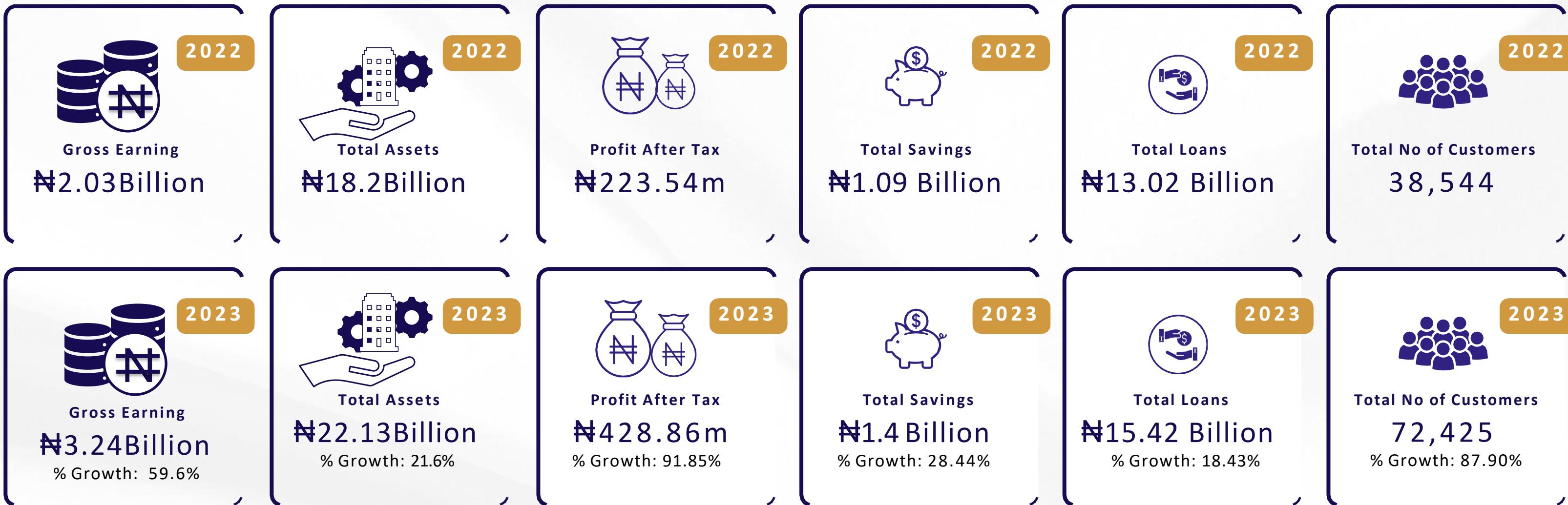
With nearly two decades of experience, our team of seasoned professionals ensure smooth and successful home financing journey for clients. Our increasingly technology driven processes are transparent, and our reliable customer support makes us a top choice for mortgage services across the country.

AGMB is more than just a mortgage company. We are making positive impact on our communities and contributing to conserving a healthy environment through our eco-friendly business practices.

Our senior management team has a collective banking experience of over 197 years. Directors of AGMB have a collective business experience of over 200 years in Finance, Banking, Real Estate and Law.



# KEY HIGHLIGHTS AND ACHIEVEMENTS



2nd Capital Raise in 2020

1.23 Billion Naira

# OUR JOURNEY



## 2020 – 2024

- First Mortgage Bank to be registered for Retirement Savings Account ( RSA) processing.
- Completed tier 2 Capital Bond Issuance of N1 billion.
- Completed First Capital Market Debt Issuance of N2 Billion through a Special Purpose Vehicle AG Funding SPV LTD to support the development of coal city view estate Enugu.
- Obtained Augusto/GCR/Data Pro Corporate Rating.
- Launched 4 new products; LIMO, ACADA, FAMZA, JABEZ.
- New Directors who brought in equity, deep and diverse experience.
- Obtained ISO 9001 – 2015 accreditation.

## 2004 – 2009

- Incorporated in 2004 as AG Homes Savings & Loans Limited with authorized paid up capital of 200 million naira.
- Commenced business in January 2005.
- Opened branches in Opebi, Surulere, FESTAC, Enugu and Abuja.
- Authorized and Paid up capital raised to N500 million, and converted to PLC (Unlisted).
- Acquired land assets in Lagos, Ogun & Enugu States.

## 2017 – 2019

- Changed and reinforced Executive Management.
- Commenced implementation of performance enhancement roadmap.
- Listed on the NASD Exchange
- Launched 4 new products.

## 2010 – 2016

- Complied with New CBN Guideline and Increased Shareholders funds to 5 billion naira.
- Rebranded to AG Mortgage Bank PLC.
- Obtained National Mortgage Banking License.
- Acquired land assets at Abuja: Gwarimpa & Kubwa.

## 2017 – 2019

## 2004 – 2009

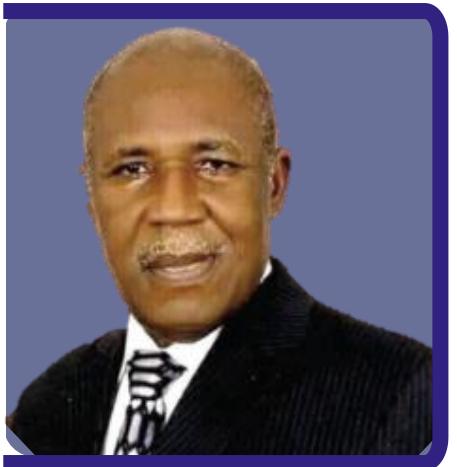


# OUR COMPANY HISTORY

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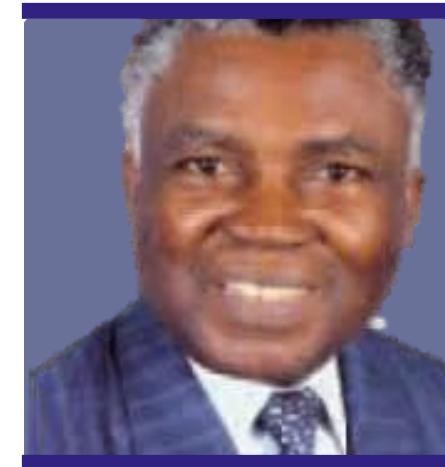
## PIONEER DIRECTORS



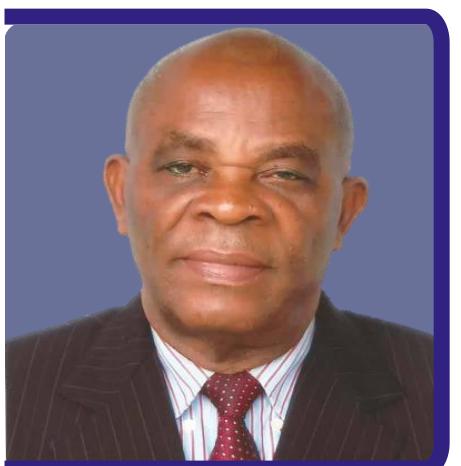
Rev. Charles Osueke  
Chairman



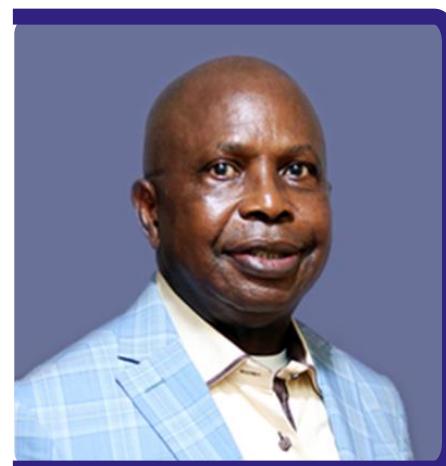
Mr. Anthony Ewelike  
Managing Director/CEO



Mr. Patrick Abuka  
Non Executive Director



Rev. Dr. Effiong Isangadighi  
Non Executive Director



Ngozi Anyogu  
Executive Director/COO

AG Mortgage Bank Plc was founded in 2004 with the Assemblies of God Nigeria as the core investor. The objective was to and still remains to support the decision of low and medium income families to own affordable and livable homes through the provision of unique mortgage services. The bank was therefore structured from inception to operate as a faith based business entity that meets the needs of its diverse stakeholders; shareholders, employees, customers, regulators and host communities.

Beyond providing mortgages, AGMB is committed to making positive impact through investments in education, health, and environmental sustainability as part of its community initiatives.

# OUR MISSION



We offer best in class mortgage solutions to Nigerian consumers that enable them own affordable and livable homes through our network of partners and our competent and motivated team.

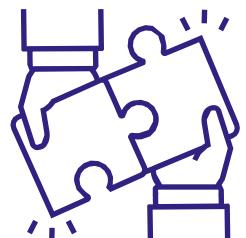
# CORE VALUES



Accountability



Godliness



Integrity



Teamwork



Respect



Innovation



Professionalism

# OUR VISION

To be the leading provider of mortgage solutions in Nigeria.

# MARKET OPPORTUNITY

Imagine Nigeria, a bustling nation in West Africa, home to 218 million people squeezed into just 10% of its land due to rapid urbanization. More than 48% of Nigerians now live in cities, drawn by the promise of better lives. The country's population grows by over 2% each year, with urban areas expanding even faster at 4% annually as people abandon rural life for city opportunities.

Despite these challenges, Nigeria's mortgage sector is valued at a staggering N6.4 trillion, showing immense promise. However, barriers like awareness, accessibility, security, infrastructure gaps, and government policies hinder its full potential.

In this complex landscape, AG Mortgage Bank sees opportunity. We're poised to unlock the potential of Nigeria's housing market, tackling affordability issues head-on with innovative mortgage solutions.



# PROBLEMS WE ARE SOLVING

**Problem:** Nigeria faces a significant shortage of affordable housing.

**Solution:** AG Mortgage Bank seeks to alleviate this challenge by providing construction finance to partner developers to support the supply side of affordable housing and narrow the housing gap.

**Problem:** Lengthy and cumbersome mortgage processing procedures can delay property acquisitions and frustrate customers.

**Solution:** AG Mortgage Bank is streamlining its mortgage application and approval processes using technology and expert guidance. This ensures a seamless and efficient experience from application to disbursement, reducing turnaround times and improving customer satisfaction.

**Problem:** Many potential homeowners struggle to access suitable mortgage products tailored to their income levels and property goals.

**Solution:** AG Mortgage Bank offers a variety of mortgage products such as Tenant Owner Mortgage, National Housing Fund (NHF), Residential and Commercial Mortgages, and LIMO - our incremental mortgage products. These cater to different income brackets and needs, providing accessible financing options with competitive terms in collaboration with other value chain operators.

**Problem:** Home Ownership is generally considered unaffordable for medium and low income families.

**Solution:** Working with Development Finance Institutions and Key market partners in the Housing Finance Sector, AGMB has developed a blended rate model by partnering with the Family Homes Fund (FHF), Federal Mortgage Bank of Nigeria (FMBN), Pension Fund Administrators (PFA) on the RSA Scheme and Development Bank of Nigeria (DBN) to drive down cost of borrowing for home ownership

**Problem:** Traditional real estate development often neglects eco-friendly practices and sustainability

**Solution:** AG Mortgage Bank prioritizes sustainable real estate development by promoting the use of eco-friendly materials, low-energy designs, and strong environmental, social, and corporate governance (ESG) practices. This approach not only benefits communities but also aligns with global sustainability goals. The bank is arranging its first green bond issuance on or before the end of Q2 2025 and the development of the EDGE Certification to drive its funded projects. The Bank's Grand Luvu 3 project is EDGE Certified.

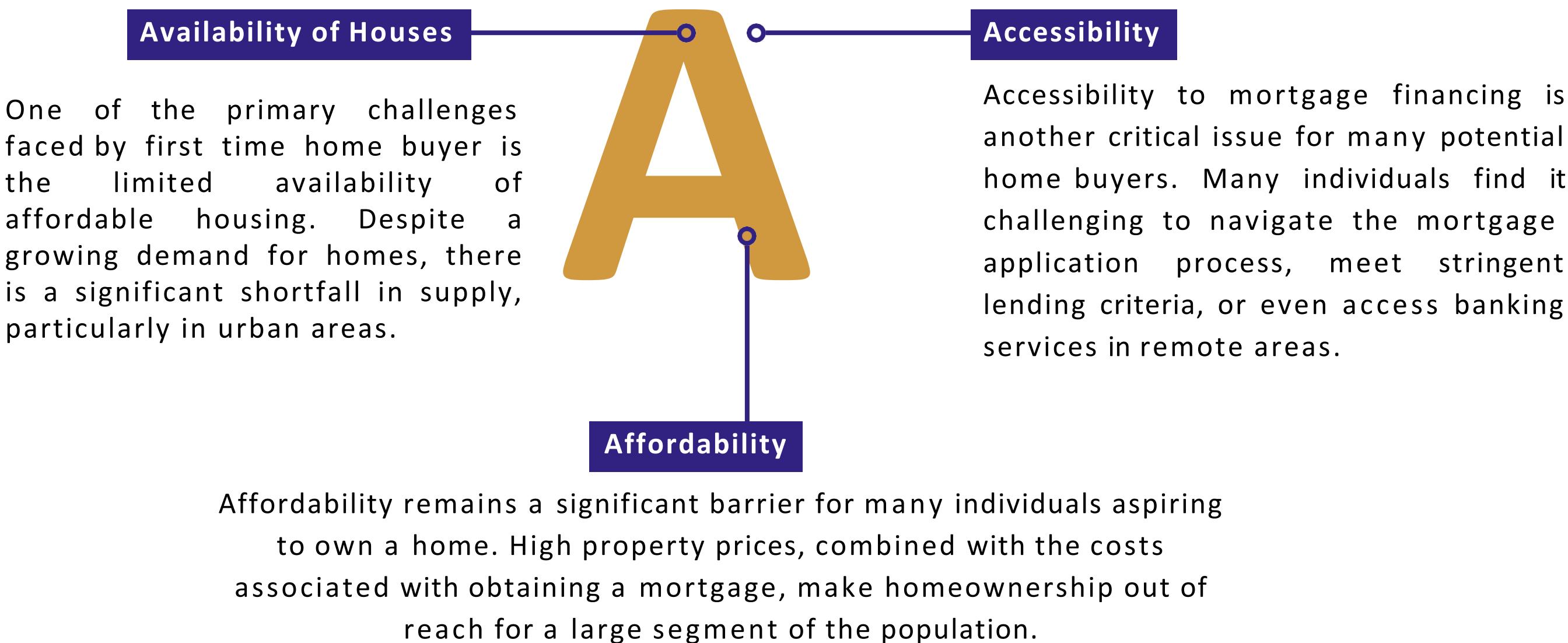
**Problem:** Limited access to financial literacy and savings accounts with favourable interest rates and high minimum deposits restrict financial inclusion.

**Solution:** AG Mortgage is directly involved with providing financial literacy programs through its sustainability partners namely, DELLOIT, HACEY, KUDIMATA and ADVANTE, and has introduced high-earning saving products to incentivize mobilization of funds amongst vulnerable groups. The bank is working on a new savings App with its technology partners (Systems Specs Technologies LTD) that will be launched before the end of Q4 2024 and a Mortgage platform through joint venture arrangement for launch on or before Q2, 2025. First time home buyers are already being recruited into the program.

# PAINPOINTS OF HOME BUYERS



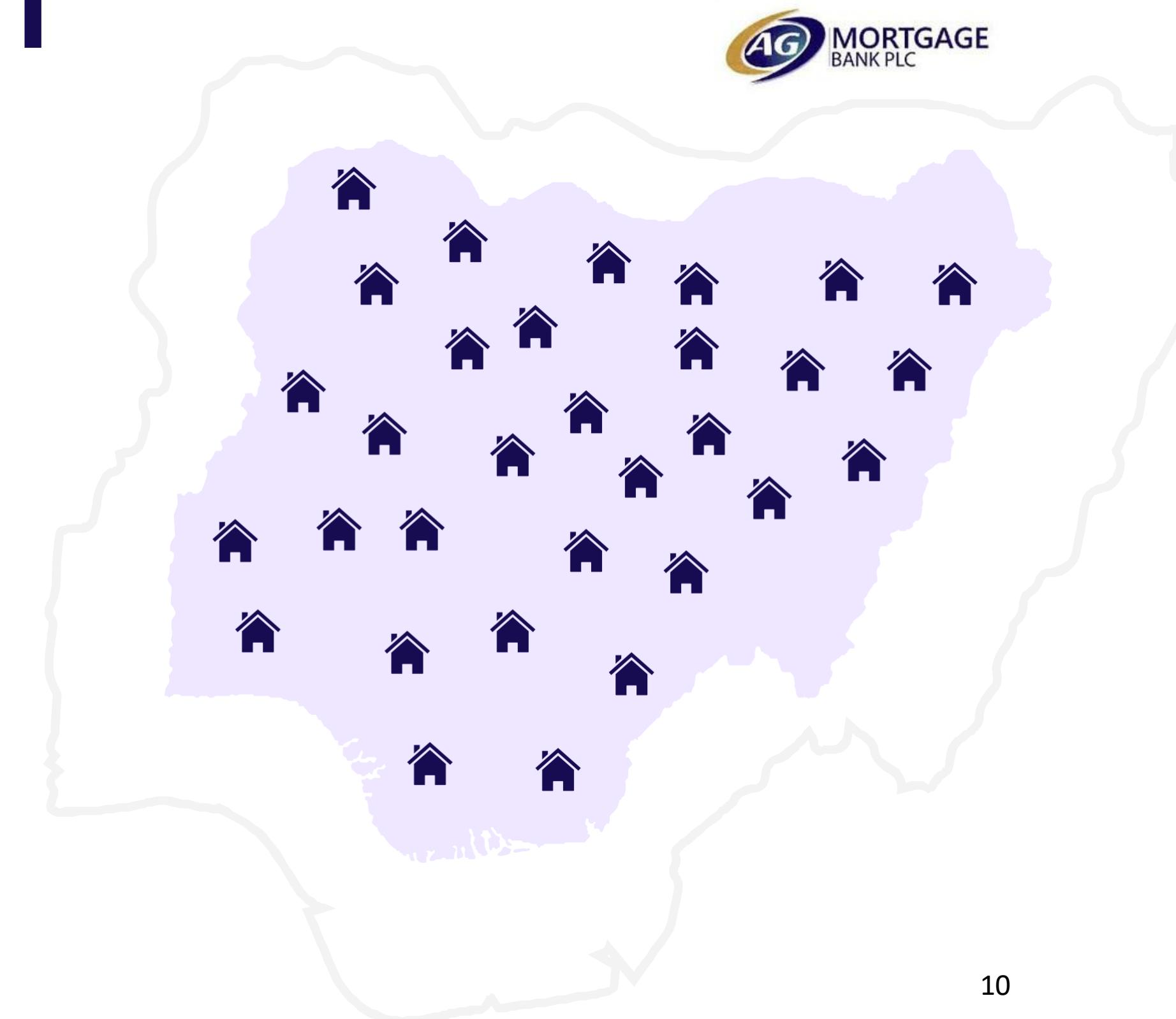
## The 3As of Customers' Pain Points for Home Buyers



# FEDERAL GOVERNMENT HOUSING PROJECT INITIATIVE

housing units  
**50,000**      |      across  
**36 states**

To deliver 50,000 housing units across Nigeria's 36 states and the Federal Capital Territory (FCT) by 2025/2026. With 3,112 units already underway, similar projects are active in 12 states, with more sites to follow, transforming the nation into a massive construction zone.



# OUR SOLUTION



We provide solutions to both off-takers and developers.

## Solutions to Developers

Provide a pool of off-takers to link with the project being developed.

Offer advisory services

Provide access to capital funding for the project, including Market backed guarantees and top-up construction loans

## Solutions to Off-takers/Buyers



Provide links of property locations to homebuyers through AGMB Property Mart



Provide details of properties on offer, including housing types, descriptions, finishing works, infrastructure, etc.



Profile homebuyers for affordability and guide them through the purchase journey to actual ownership.

# OUR SOLUTION PRODUCTS

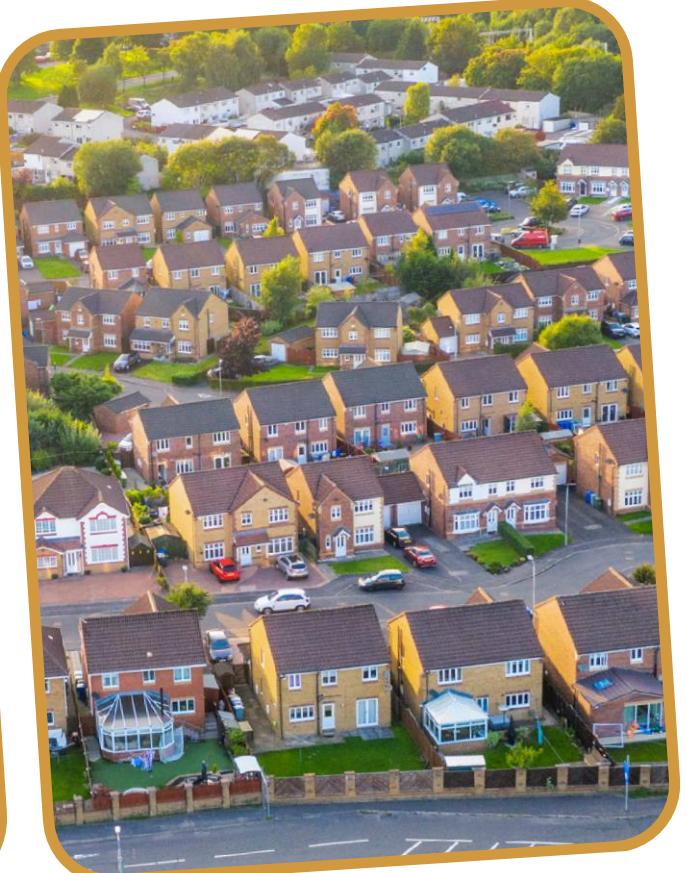
AGMB is a listed Primary Mortgage Bank for the provision/processing of mortgage facilities for buyers of houses under the Renewed Hope Housing Projects and those delivered by our partner Developers.

## Mortgage Products

Tenant Owner Mortgage (TOM) | National Housing Fund (NHF)  
| Acada (School Renovation Support Facility) Construction  
Finance | Commercial Mortgage | Leap Into Mortgage (LIMO) |  
Residential Mortgage | Pension Backed Mortgage (RSA) |  
Mortgage Advisory Services | Family Homes Fund, Help to Own |  
Nigeria Mortgage Refinancing Facilities.

## Savings Accounts

Jabez Savings Plan (JSP)  
Family Savings Account (FAMSA)  
Asset-Backed Investment Note (Asset-Bin)



# OUR BUSINESS MODEL



We lend money for housing construction, home ownership, renovation, shop purchase, and related services. **People and businesses pay us back with interest.**

We also charge fees for things like advising on the mortgage journey, setting up the loan and managing it over time.

## Business Model:

# B2B2C

(Business-to-Business-Consumer)

## Why B2B2C?

- We directly serve individuals, families, and businesses that build houses, and those that provide the savings and investments that fund housing delivery including multilateral and national agencies that play in the real estate value chain.
- We cater to the mass market, middle-income and high-net-worth individuals, small and medium-sized corporates, unincorporated associations, schools, religious bodies, and cooperatives that demand housing delivery for residential and commercial purposes.

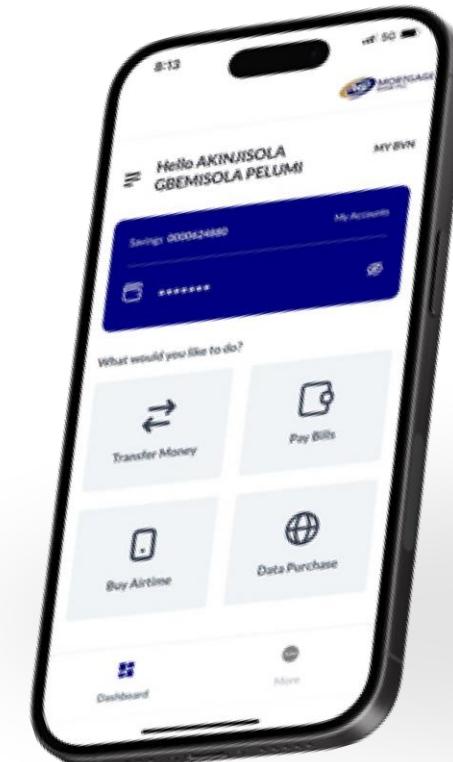
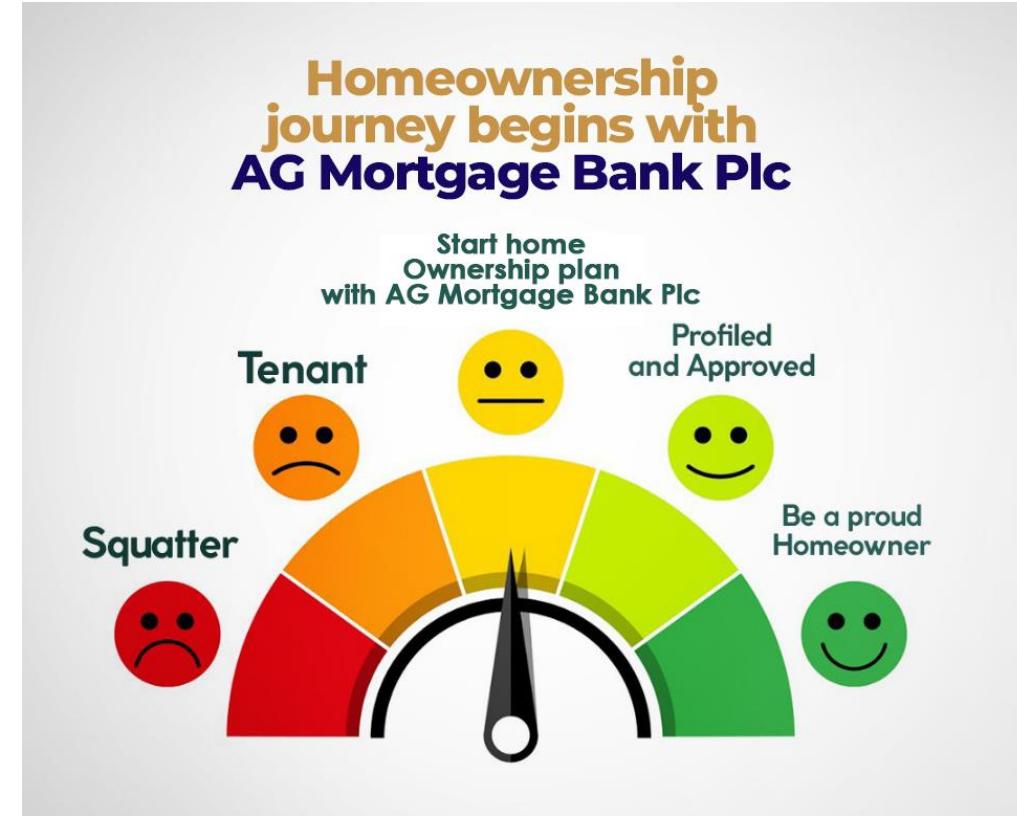
# LAUNCHING OUR MOBILE PLATFORM



A major challenge to mortgage growth in Nigeria is the low awareness and inability of prospective mortgagees to raise equity funds due to poor savings habits. This has reduced the pool of qualified borrowers leading to a decline in mortgage activity. Our organization aims to promote a savings culture through a new mobile app and education program, which will help individual accumulate funds for mortgage down payments, improve creditworthiness, and increase mortgage loan eligibility with an inbuilt credit scoring system.

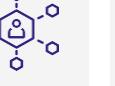
## Our mobile platform will include amongst others:

- Multiple Product types – Mortgage, Rent to Own
- Construction Finance, investments, market place and multiple savings products.
- Accounts shall be opened in accordance with the tiered KYC regulations of the CBN.
- Offer savers attractive interest rates and benefits on qualifying products subject to terms.
- Multilevel security - Username, Password, OTP, Transaction Pin, Biometric authentication.
- 24/7 multi-channel customer support through phone, Email, WhatsApp, Chabot.
- The solution will be backed up with a targeted education and awareness programs to improve users' financial literacy.
- Define the mortgage journey and solution from Squatter --> Tenant --> Making a home ownership Plan --> Profiled and approved mortgage applicant --> Proud Homeowners.



# OUR BUSINESS MODEL CANVAS



<p><b>Key Resources</b></p> <p>Capital for lending. Skilled professionals in real estate and finance. Technology for loan processing.</p> <p>Branch network and online infrastructure.</p>	<p><b>Channels</b></p> <p>Regional offices in Lagos, Abuja, and Enugu.</p> <p>Online platforms and digital services.</p> <p>Direct sales and customer referrals.</p>	<p><b>Revenue Streams</b></p> <p>Interest income from mortgage loans.</p> <p>Fees from loan origination, processing, and servicing.</p> <p>Income from savings accounts and term deposits.</p> <p>Income from platform services.</p>	<p><b>Customer Segments</b></p> <p>Middle to high-income individuals.</p> <p>Mass Market</p> <p>Corporates &amp; Unincorporated Associations e.g. Schools, Religious Bodies</p> <p>Businesses looking for real estate development.</p>	<p><b>Key Partnerships</b></p> <p>Real estate developers</p> <p>Government agencies for housing funds</p> <p>Financial institutions and investment partners.</p> <p>Advertising and social media marketing Outfits.</p>
<p><b>Value Propositions</b></p> <p>Tailored mortgage products for diverse needs</p> <p>Competitive interest rates and flexible repayment terms</p> <p>Streamlined, efficient loan processing</p> <p>Strong customer service and support</p> <p>Trust and Integrity in Product/Service delivery</p>	<p><b>Customer Relationships</b></p> <p>Dedicated mortgage advisors.</p> <p>Transparent, trustworthy, and reliable support.</p> <p>Long-term relationship building.</p>	<p><b>Key Activities</b></p> <p>Real Estate/Mortgage Savings and investments.</p> <p>Mortgage lending and real estate finance.</p> <p>Risk assessment and management.</p> <p>Customer acquisition and relationship management.</p> <p>Regulatory compliance and reporting.</p>	<p><b>Cost Structure</b></p> <p>Personnel and training costs</p> <p>Technology and infrastructure expenses</p> <p>Marketing and advertising costs</p> <p>Regulatory compliance costs</p>	        

# FEMALE OWNED BUSINESSES



We strongly support female-owned businesses and offer the following benefits to them:

Minimum collateral cover for loans, not more than 110% of the loan amount

A maximum of 10% equity on mortgages, regardless of the amount.

Pricing at the prime best borrowing rate

Free activity charges

Free funds transfer

## Other Gender Support Initiatives

Financial literacy training

Free periodic training/seminars on gender-related issues

Support for the disabled under the AGMB CSR Program





# OUR COMPETITIVE ADVANTAGE

Tailored  
Mortgage  
Products

Network of  
players along  
home delivery  
value chain.

Trust

Fast and  
efficient loan  
processing

Robust risk  
management  
practices

Strong  
customer  
service and  
relationship  
management

# OUR GROWTH STRATEGY



## Market Penetration

**Objective:** Scale to 300,000 mortgages in year 2030.

### Steps to Implement:

**Target New Segments and Regions:** Launch targeted marketing campaigns to attract customers in underserved regions and demographics.

**Strategic Partnerships:** Collaborate with local real estate developers and other players along the housing delivery chain to reach clustered home and shop buyers.

**Promotional Offers:** Introduce special mortgage rates and incentives to attract new customers. Target the diaspora market with quality and transparent offerings.

## Product Diversification

**Objective:** Broaden digital product offerings to diversify customer segment and improve customer engagement.

### Steps to Implement:

**New Financial Products:** Introduce insurance backed products, Savings investment services, Mortgage advisory services, Rent-to-Own Products, Platform Services.

**Customized Solutions:** Develop tailored mortgage products to cater to specific customer needs, such as eco-friendly mortgages and pension-backed loans.

**Cross-Selling Opportunities:** Train staff to cross-sell new products to existing customers, enhancing overall customer value.

## Technological Innovation

**Objective:** Target the best in class Turnaround time and improve customer experience.

### Steps to Implement:

**Upgrade IT Infrastructure:** Invest in modern technology systems for loan processing, customer relationship management (CRM), and online banking.

**Mobile and Online Platforms:** Enhance our digital platforms to provide seamless, user-friendly online and mobile banking experiences.

**Data Analytics:** Utilize data analytics to understand customer behavior, streamline operations, and reduce default risks.

## Strategic Partnerships

**Objective:** Create synergies and access new markets through collaborations

### Steps to Implement:

**Government Agencies:** Partner with government bodies to offer subsidized mortgage schemes and access national housing funds.

**Financial Institutions:** Collaborate with other banks and finance institutions (DFIs), Insurance Companies to expand our reach and offer bundled services to improve affordability. The bank is currently working closely with Federal Mortgage Bank of Nigeria (FMBN), Family Homes Funds (FHF), Nigeria Mortgage Refinancing Company (NMRC) and Development Bank of Nigeria (DBN) and Shelta Afrique.

**Real Estate Developers:** Work closely with developers to finance large-scale housing projects and offer end-to-end solutions to homebuyers.

## Brand Building

**Objective:** Enhance our brand reputation and increase awareness.

### Steps to Implement:

**Marketing Initiatives:** Run comprehensive marketing campaigns, including social media, print, and digital advertising, to build brand awareness.

**Community Engagement:** Participate in community events, sponsor local initiatives, and promote our CSR activities to strengthen community ties.

**Customer Testimonials:** Leverage positive customer testimonials and success stories in marketing materials to build trust and credibility.

# "JAPA" SYNDROME PROJECT FOR GROWTH

We intend to build a cutting-edge platform to connect Nigerian immigrants worldwide, making it easier to send money for housing projects back home. Whether it's mortgages, rent-to-own options, or construction financing, our platform aims to make home ownership more accessible, reliable, and sustainable for Nigerians everywhere.





# WHY YOU SHOULD INVEST IN AG MORTGAGE BANK PLC

## Proven Track Record

With nearly two decades of experience, AG Mortgage Bank has consistently delivered exceptional mortgage services. Our seasoned professionals ensure a smooth and successful home financing process for our clients, earning us a reputation for reliability and trustworthiness.

## Diverse Product Offering

We offer a wide range of mortgage products tailored to different income levels and property goals, including tenant-owners-mortgage, construction finance, commercial mortgages, and pension-backed mortgages.

## Strong Growth Potential

With an asset base that has grown from N200 million to N23 billion over 19 years, we are well-positioned for further growth. The 10 billion naira capital injection will enable the Bank scale our mortgage and related operations, increasing earnings to satisfy our diverse stakeholders. The Bank projects to deliver 25% return on investment on the next one year of capital injection.



## Eco-Friendly and Socially Responsible

We emphasize the use of eco-friendly materials and low-energy designs, aligning with strong environmental, social, and corporate governance (ESG) practices.

## Community Impact

AG Mortgage Bank actively contributes to societal well-being through our CSR programs, focusing on the needs and promoting the role of women through our ES-TIW (Empowering Society Through Investment In Women) project, sports promotion, educational support, healthcare initiatives, environmental conservation and financial literacy programs through our targeted financial communities (Fincom). Our periodic financial literacy programs 'God and Money' reach thousands of participants while our ES-TIW target an outreach for 500,000 women within the next one year

## Efficient and Hassle-Free Processes

Our streamlined mortgage processing, which is technology driven and proven workflows, ensure a seamlessly efficient experience from start to finish. Dedicated advisors guide our clients throughout their mortgage journey, ensuring timely and effective service.

## Captive Market and Strategic Partnerships

With over 5 million members of the Assemblies Of God Church, Nigeria as a captive market, AG Mortgage Bank has a robust foundation for growth. Our collaborative approach with real estate developers, government agencies, and development finance institutions enhances our market reach and service offerings.

## Strong Financial Performance

Our diverse revenue streams from interest income, fees, and other financial products, combined with efficient cost management, position us for sustainable profitability.

# HISTORICAL FINANCIAL PERFORMANCE



## 1. Major Statement of profit or loss and other comprehensive income items

	2023 ₦ '000	2022 ₦ '000	Absolute Change ₦ '000	Change %
Gross earnings	3,243,121	2,027,444	1,215,677	60
Interest expenses	681,369	598,176	83,193	14
Impairment allowance charged	295,018	74,147	220,871	298
Operating expenses	1,587,040	981,424	605,616	62
Profit before tax	702,868	379,024	323,844	85
Profit after tax	428,863	223,542	205,321	92

## 2. Major Statement of financial position items

	2023 ₦ '000	2022 ₦ '000	Absolute Change ₦ '000	Change %
Cash and cash equivalents	3,637,512	1,673,440	1,964,072	117
Loans and advances	14,211,147	12,109,028	2,102,119	17
Customers Deposits	7,910,763	6,332,677	1,578,116	25
Share capital	5,000,000	5,000,000	-	-
Shareholders' fund	5,645,790	5,216,927	428,863	8
Total assets	22,131,253	18,205,705	3,925,548	22
Total liabilities	16,485,463	12,988,778	3,496,685	27



# FINANCIAL PROJECTIONS

AG MORTGAGE	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
Revenue	7,050,929,200	9,871,300,880	13,819,821,232	19,347,749,725	27,086,849,615
Cost of Revenue	1,110,716,600	1,555,003,240	2,177,004,536	3,047,806,350	4,266,928,891
EBITDA	5,397,412,600	7,705,497,640	10,956,056,696	15,535,471,374	21,942,274,324
EBT	4,933,596,106	7,334,444,445	10,677,766,800	15,349,944,777	21,849,511,025
Tax	1,480,078,832	2,200,333,333	3,203,330,040	4,604,983,433	6,554,853,308
Net Profit	3,453,517,274	5,134,111,111	7,474,436,760	10,744,961,344	15,294,657,718
MRR	587,577,433	822,608,407	1,151,651,769	1,612,312,477	2,257,237,468
Revenue Growth	40.00%	40.00%	40.00%	40.00%	40.00%

# AGMB PROPERTY ASSETS



S/N	NAME OF ASSET	LOCATION	OPEN MARKET VALUE (N)	FORCED SALE VALUE (N)	DATE OF VALUATION
1.	AGMB HQ	96, Opebi Road, Ikeja, Lagos State	1,613,702,324:00	1,065,043,534:43	28th May 2024
2.	Evangel Estate, Ogbeke (the portion that is reserved for site and service)	Ogbeke Nike ,Enugu Esat Local Govt. Area, Enugu State	1,572,500,000:00	1,037,850,000:00	28th May 2024
3.	Grand Luvu 3B	Masaka, Grand Luvu Estate Phase III, Nasarawa State	1,600,115,250:00	1,056,076,065:00	31st May 2024
4.	Chikakore - 1/3rd of the property belongs to AGMB	Plot 1130, Chikakore District, Kubwa, FCT, Abuja	625,300,000:00	412,698,000:00	30TH May 2024
5.	AGMB Enugu Branch Office	48, Ogui Road, Enugu, Enugu State	120,000,000:00	78,733,000:00	28th May 2024
6.	Evangel Estate Ofada 2	Evangel Estate Papalanto, Ofada Road, Obafemi Owode Local Govt. Area, Ogun State	2, 669,820,715:00	1,762, 081,671:00	10th June 2024
7.	Enyimba Mall	Enyimba Outlet Mall, 89/100 Etche Road, by East Street, Aba, Abia State	272,500,000:00	179,850,000:00	14th October 2023
<b>TOTAL</b>			<b>N 8,473,938,289.00</b>	<b>N 5,592,332,270.43</b>	25

# AG MORTGAGE BANK PLC - PIPELINE PROJECTS



Project Name	Location	No. of Houses	Cost of Land	Construction Cost	Total Project Cost	Sales Value	Profit margin(%)	Profit Value(N)
LakeBohan Estate	Lokogoma, Abuja	20	42,000,000.00	455,202,575.04	497,202,575.04	820,000,000.00	64.92	322,797,424.96
AG Zara	Prince & Princess, Abuja	1	-	199,000,000.00	199,000,000.00	278,600,000.00	40.00	79,600,000.00
Evangel Estate	Chikakore Kubwa Abuja	150	855,638,158.00	3,895,000,000.00	4,750,638,158.00	6,500,000,000.00	36.82	1,749,361,842.00
Ariaria Int'l Market	Aba	1,000	=	4,500,000,000.00	4,500,000,000.00	7,000,000,000.00	55.56	2,500,000,000.00
Alvard & Moore	Uyo	1,000	-	2,650,000,000.00	2,650,000,000.00	5,600,000,000.00	111.32	2,950,000,000.00
Coal City Estate	Enugu	108	-	1,458,000,000.00	1,458,000,000.00	2,000,000,000.00	37.17	542,000,000.00
	<b>Total</b>		<b>897,638,158.00</b>	<b>13,157,202,575.04</b>	<b>14,054,840,733.04</b>	<b>22,198,600,000.00</b>	<b>28.45</b>	<b>8,143,759,266.96</b>

# ACHIEVERS DISCOVERY

Situated in the heart of Ogbeke-Nike, Enugu, Achievers Discovery offers the perfect blend of urban convenience and suburban tranquility.

**Easy Access:** Conveniently located with excellent road links to major parts of Enugu.

**Proximity to Essential Services:** Close to hospitals, educational institutions, and commercial hubs.

**Peaceful Surroundings:** Enjoy the serene and picturesque landscapes of Ogbeke-Nike.

This family residence has various facilities for a family with an Eco-green environment.

32 blocks of 1-bedroom semi-detached bungalows (64 units)

58 blocks of 2-bedroom semi-detached bungalows (116 units)

35 blocks of 3 bedroom semi-detached bungalows (70 units)



# UYO URBAN REGIONAL ULTRAMODERN MARKET



Situated in the heart of Mbiabong Eto/ifa Ikot Okpon, our expansive 22.39-hectare market is designed to cater to the diverse needs of traders, entrepreneurs, and businesses, offering a vibrant and dynamic environment for growth and success.

Available Shops and Warehouses  
Include:

**Giant Warehouse**    **Big Warehouse**  
**Medium Warehouse**    **Small Warehouse**  
**Extra Big Bungalow**    **Bungalow Big**  
**Bungalow Small**



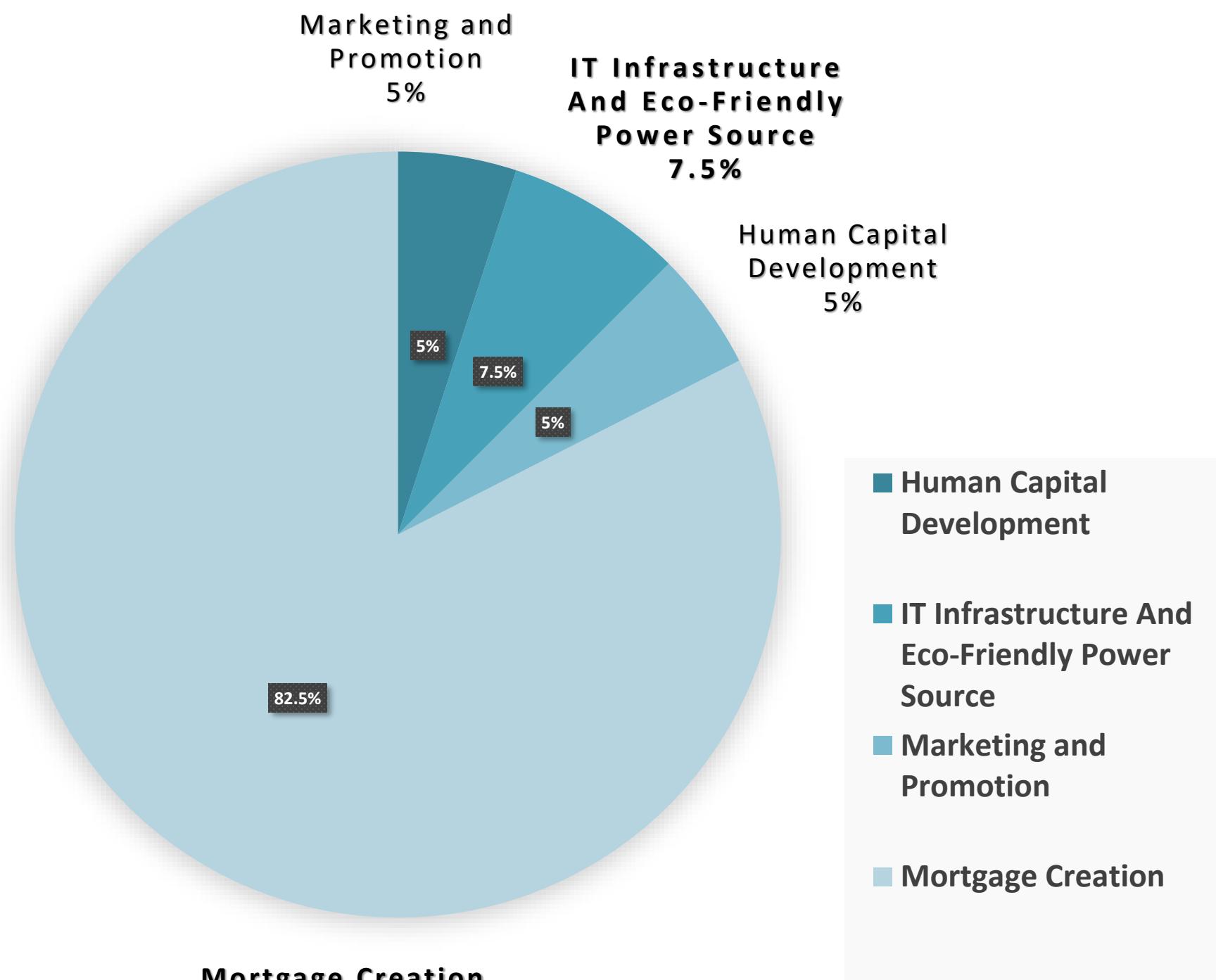
Available Marketing Sections Include:

**Electrical/Electronics**    **Building Materials**  
**Textiles/Fabrics**    **Wearables**    **Shopping Malls**  
**Stationaries**    **Food and Beverages**  
**Hair/Cosmetics**    **Automobile Spare Parts**  
**Phones/Computer Accessories**    **Pharmaceuticals**



# USE OF PROCEEDS

Weightage Summary	Amount	Weightage
Human Capital Development	₦500,000,000.00	5%
Mortgage Creation	₦8,250,000,000.00	82.5%
IT Infrastructure And Eco-Friendly Power Source	₦750,000,000.00	7.5%
Marketing and Promotion	₦500,000,000.00	5%
<b>CUMMULATIVE FUNDING ASK</b>	<b>₦10,000,000,000.00</b>	<b>100.00%</b>



## Human Capital Development

1. Recruitment of employees
2. Upgrading the bank's existing employees' skill level

## Mortgage Creation

1. Grow mortgage portfolio
2. Grow balance sheet size
3. Develop and launch more innovative Real Estate and Mortgage Products

## Marketing and Promotion

1. Marketing, Advertising and product promotion

## IT Infrastructure And Eco-Friendly Power Source

1. Upgrade Bank's Core banking application and Mortgage banking platform
2. Upgrade Bank's hardware
3. Collaborate and part-finance the design and launch of value chain mortgage platform
4. Accessing cleaner source of energy supply across the Bank's location.

# CORPORATE SOCIAL RESPONSIBILITY (CSR) INITIATIVES



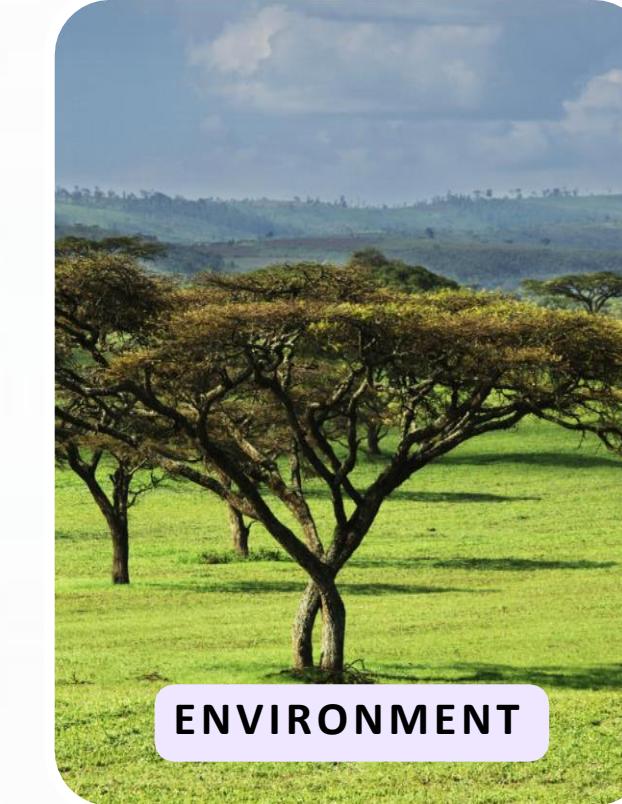
**SPORT**



**EDUCATION**



**HEALTH**



**ENVIRONMENT**

- We promote sports and physical activity to enhance community well-being.
- Support for local sports clubs, events, and initiatives encourages healthy lifestyles.
- Our employees participate in sports activities fostering teamwork and camaraderie.

- We invest in education to empower individuals and communities.
- Support for educational institutions, scholarships, and programs fosters learning and development.
- Promote financial literacy and skills training to enhance financial inclusion.

- Promotion of health and wellness initiatives for the community.
- Support for healthcare facilities, awareness campaigns, and medical missions.
- Encouraging healthy lifestyles among our employees through wellness programs

- Promotion of environmental sustainability and conservation efforts.
- Implementation of green initiatives, recycling programs, and energy-efficient practices.
- Engagement in tree planting, clean-up drives, and other eco-friendly activities.

**"AG Mortgage Bank PLC is proud of the positive impact we've achieved through these initiatives."**

# ENVIRONMENTAL, SOCIAL, AND GOVERNANCE

We are working in partnership with our Financial Advisers for a Green Bond Issuance by Q2 2025.



# OUR BOARD OF DIRECTORS



**Amb. Felix Nwabuiko**

Chairman

Mr. Felix, a Chartered Accountant and award-winning business leader, has over 26 years of executive experience across agriculture, manufacturing, consultancy, and education sectors. Currently, he serves as the Country Managing Director (Nigeria) of SIAT Group of Belgium, with a distinguished career in large-scale industrial oil palm plantations and project finance management.



**Ngozi O. Anyogu**

MD/CEO

Ngozi Anyogu is a seasoned banker with over 35 years of experience, possessing deep expertise in banking operations, regulations, and risk management. He has served in senior management roles at Savanah Bank and Commercial Bank of Africa, co-founded AG Mortgage Bank, and is a certified management trainer with extensive leadership training. Mr Anyogu holds a Master's Degree in Banking and Finance at the University of Ibadan and Fellow of the Chartered Institute of Bankers.



**Simon Ojonimi Ogwu**

ED/COO

Simon Ogwu, with over 15 years of experience in the banking and mortgage industry, has held key positions at Sun Trust Bank PLC, Resort Savings and Loans PLC, and Imperial Homes. A graduate of Ahmadu Bello University and a student at Robert Kennedy College, Simon is also a fellow of the Chartered Institute of Human Capital Development and is currently studying with the ACCA.



**Mr Chris Okenwa**

Non-Executive Director

Christopher Okenwa is a Corporate Finance & Investment Banking expert and a registered Associate Chartered Banker; and Associate Chartered Stockbroker with over 20 years experience. He had his previous work experience with Magnum Trust Bank Plc, Capital Bancorp Limited, Continental Merchant Bank Nigeria Plc. He is currently the Managing Director of FSL Limited and Director Fidelity Pension Manager Limited.

# OUR BOARD OF DIRECTORS



**Emmanuel Atta Ocholi**

Non-Executive Director

Mr. Ocholi, with over 20 years of leadership and administrative experience, holds a B.Sc in Economics from Ahmadu Bello University (1976) and is a Fellow of the Chartered Institute of Stockbrokers. His extensive background includes roles as a dealing member of the Nigerian Stock Exchange and membership in prestigious economic and directorial organizations, contributing expertise in investment banking and stakeholder relations to the board.



**Rev. Ugochukwu Chime**

Non-Executive Director

Rev. (Surv) Ugochukwu Chime, with over 40 years of experience in the public and private sectors, is a seasoned leader in fields such as Surveying, Real Estate, Construction, and Banking. Holding degrees in Geography, Surveying, Management, and Theology, he has held prominent positions, including Chairman of Enugu State Housing Development Corporation and Group Managing Director/CEO of COPEN GROUP.



**Mrs Theresa Ntong**

Non-Executive Director

Justice Ntong, Chairman of the Akwa Ibom State Judiciary, has over 20 years of experience in the legal and banking sectors. She holds degrees from the University of Nigeria Nsukka and LASU and is a member of several professional associations, providing expertise in banking, business, and legal matters.

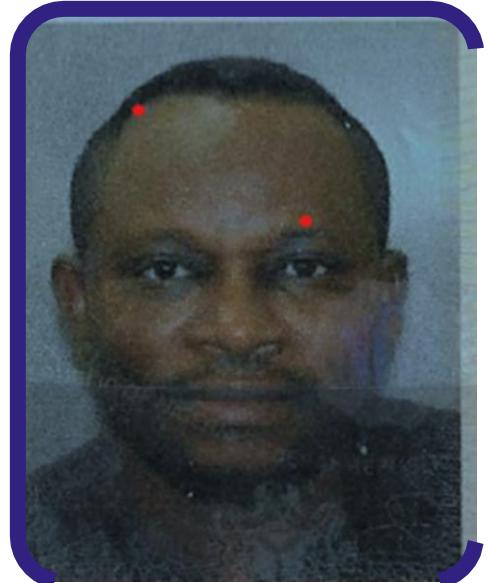


**Sally Biose**

Non-Executive Director

Sally Biose is an experienced real estate expert and seasoned administrator with over 30 years in the field, holding degrees from IMT Enugu and NOUN in Human Resource Management. As the Managing Director/CEO of SallyBest Properties Limited and a Director of AG Mortgage Bank PLC, he brings significant insights into project finance, strategy, and execution.

# OUR BOARD OF DIRECTORS



**Rev. Michael Gabriel**

Non-Executive Director

Rev. Gabriel, with over 12 years of leadership and administrative experience, holds a Ph.D. in Educational Guidance and Counseling and multiple degrees in theology and education. He has extensive experience in business, pastoral work, lecturing, church leadership, and is currently the General Treasurer of the Assemblies of God Nigeria, having authored around 15 books, booklets, and numerous articles.



**Mr. Emmanuel Onuoha**

Director

Emmanuel Onuoha, a graduate of Geography and Planning from Abia State University Uturu and a member of REDAN, has over 12 years of experience in leadership and real estate. Currently the Managing Director of Zecrest Vantage Limited, he has successfully executed multiple high-profile projects, including those for the Department of Petroleum Resources and the American Embassy.



**Olufemi Henry Adewole**

Non-Executive Director

Femi is a seasoned Housing and Infrastructure Finance Professional with over 30 years of experience in Europe and Sub-Saharan Africa, having executed projects in over 30 countries. He holds degrees in Architecture, Land Management, Property Development, and an MBA, and possesses strong skills in Design and Engineering, Project Management, and Corporate Finance.



**Rev Abel Ukachi Amadi**

Non-Executive Director

Rev. Abel Ukachi Amadi has over 40 years of experience in Church Leadership and Administration. He holds a Diploma in Theology, a BA in Christian Education, an M.Ed, an MA in Religion, and a PhD in Religious and Cultural Studies. Honored as a Justice of the Peace (JP) by the Imo State Government, Rev. Amadi was the Pioneer District Superintendent of Owerri East from 2009 to 2022. In November 2022, he was elected General Superintendent of the Assemblies of God Nigeria, overseeing over four million members and over sixteen thousand pastors. His career is distinguished by numerous awards and accolades, reflecting his dedication to excellence. He is currently the Chancellor of Evangel University.

# OUR MANAGEMENT TEAM



**Dr Anderson M. Nwosu**

Divisional Head, Finance/Inv. &  
Risk Mgt. & Strategy & Planning



**Joan David Madukwe**

Divisional Head, Shared  
Services/Company Sec.



**Gladys Laleye (Mrs.)**

Group Head, Strategy and  
Planning

Dr. Anderson is a seasoned finance professional with over 25 years of experience in finance, risk management, and strategic planning, holding a PhD in Business Management Administration. He has held key positions in various organizations and is a member of several prestigious certified bodies, showcasing his expertise and leadership in the industry.

Joan David Madukwe is a seasoned lawyer with over 17 years of experience in legal and administrative roles, specializing in corporate governance, compliance management, and risk management. She has successfully implemented significant projects and currently serves as a trusted advisor at AG Mortgage Bank PLC.

Gladys has over 25 years of banking experience, demonstrating strong business acumen, strategic planning, and decision-making skills. She holds a degree in Business Studies from Ambrose Alli University and an MBA from the University of Calabar. Gladys is a certified Risk Manager and member of the Nigerian Institute of Management and Institute of Credit and Enterprise Management, with extensive leadership and change management experience in commercial banks and the Nigerian Deposit Insurance Corporation (NDIC).



**Anthonia Lloyd-Okereafor**

Group Head, Finance &  
Investment



**Stephen Oluwasetire**

Group Head, ICU/Compliance

Anthonia Lloyd Okereafor, with over 17 years of audit and accounting experience, is a Certified Risk Manager and Chartered Accountant skilled in financial and regulatory compliance, specializing in risk identification, assessment, and mitigation. She currently leads the Financial Control Unit at AG Mortgage Bank Plc, bringing expertise in financial reporting, project accounting, tax management, and budget control from her previous role as Group Chief Accountant at Onahsons Group.

Stephen, with over 15 years of banking experience, is the Head of Internal Control and Audit, excelling in audit and risk management, regulatory compliance, and internal control design. He holds an Accounting degree, is a certified member of multiple professional bodies, and has a strong background in ethical standards and training.



**Uju Obi**

Group Head, Business  
Development

Uju, with over 10 years of banking experience, holds an MBA from the University of Lagos, a BSc in Computer Science from Nnamdi Azikiwe University, and a Professional Certificate in Forensic Investigation and Criminal Intelligence.

# OUR MANAGEMENT TEAM



**Toluwalase Mosuro**

Regional Executive, North



**Chidubem Ano**

Regional Executive, East



**Chinyereugo UdoObike**

National Coordinator, AG  
Support Group

Toluwalase is a seasoned banker with over 9 years of experience, specializing in mobilizing deposits and creating risk assets for real estate developers, schools, churches, and prospective homeowners at AG Mortgage Bank PLC, where he supervises and coordinates activities in the North Region.

Chidubem is an accomplished banking professional with over 9 years of leadership experience, specializing in roles at Keystone Bank, Imperial Homes Mortgage Bank, and Aso Savings and Loans PLC. He holds an MBA in Finance from Nnamdi Azikiwe University and leads as Regional Executive for the East Region.

Chinyere, with over 25 years of experience in the financial industry, excels in innovation, marketing strategy, and operational delivery. Currently, she is the Coordinator of the AG Support Group at AG Mortgage Bank PLC, handling strategies for new business, risk asset portfolios, treasury functions, and public institutional relationships. Holds an MBA in Finance and Management & Marketing.



**Comfort Akachi**

Team Lead, AG Support Group



**Johnson Aigbekan**

Regional Executive, West

Comfort, with over 10 years of leadership and administrative experience, holds a B.Sc in Public Administration from the University of Nigeria, Nsukka, and is a member of the Chartered Institute of Personnel Management. She has completed various professional training programs, including Leadership Training at Lagos Business School and Regulatory Compliance Training by CBN.

Johnson Aigbekan is a Strategic Development and Execution Expert with over 20 years of leadership and administrative experience in the financial services industry. He holds an MBA from Metropolitan Business School London and is a Fellow member of the Institute of Professional Managers and Administrators, currently serving as the Regional Executive, West at AG Mortgage Bank Plc.

# TESTIMONIALS



Banking with AG Mortgage Bank has been seamless and truly satisfying over the years. From enjoying good interest rate on my investment, prompt treatment of my requests, amazing POS service, to salary account for my teachers and social loan for my school. I had even had to change from banking with other banks to concentrate in AG mortgage Bank. AG Mortgage Bank has been topnotch all the way, with their amazing staff, very friendly and respectful. Please keep up the good work



I am pleased to state that your bank's mode of service and approach towards loan repayment is indeed commendable. Your staff exhibit professionalism in handling issues around customer complaints as regards loan repayment outstanding and work assiduously to address challenges raised to meet the customers' expectations. Please keep up the good work, you are doing well.

Relationship Manager (SME), FirstBank



Over the years, AG Mortgage Bank PLC has been an invaluable partner in providing mortgage and housing finance to numerous off-takers of our members' projects. The Bank's commitment to excellence and proactive approach have resulted in the successful delivery of numerous affordable housing projects, positively impacting many lives and significantly contributing to the development of Nigeria's mortgage sub-sector.



We sincerely express our gratitude for your invaluable sponsorship in our club Coal City United Football Club. AG Mortgage Bank generous support has played a significant role in our success and has allowed us to achieve great things, both on and off the field.



AG Mortgage Bank has helped Nigerians to own their homes through the National Housing Fund (NHIF) loan and the disbursement of construction finance loans to various developers over the years. All of these have impacted positively in the mortgage sub-sector and in reducing the housing deficit in the country.



AG Mortgage Bank PLC has reliably provided quality and efficient banking solutions over years to Assemblies of God Church, Garki. The bank supported the acquisition of Owner-occupied residential buildings to some Assemblies of God Church members through her affordable and accessible mortgage loans.

# AG Mortgage Bank PLC (AGMB) Certifications, Accreditations and Awards



S/N	Details	Issuer	Date
1	ISO 9001:2025- Quality Management System (QMS) certification	International Organization for Standardization (ISO)	Since December 2020
2	NDPA Audit Compliant (Nigeria Data Protection Acts)- Certificate	Nigeria Data Protection Bureau (NPDB)	Since 2021
3	NDPC Certificate of Registration	Nigeria Data Protection Commission (NDPC)	May 2024
4	Environmental, Social and Governance (ESG) framework compliant	Implemented by Deloitte Nigeria. 1st Sustainability Report to be issued from December 2024	2024
5	ICFR Compliant (Internal Control over Financial Reporting)	Implemented by Ernst & Young (EY)	December 2023
6	Best Mortgage Bank of the Year 2023	Africa Housing Awards 2023	December 2023
7	ISO 27001:2022- Information Security Management System (ISMS) Certification – in view	International Organization for Standardization (ISO)	September 2024
8	FMBN Accreditation- Federal Mortgage Bank of Nigeria	Federal Mortgage Bank of Nigeria	From 2008

# CONCLUSION

In conclusion, AG Mortgage Bank PLC presents a compelling opportunity for investors looking to contribute to sustainable real estate development in Nigeria. With a proven track record spanning nearly two decades, AG Mortgage Bank offers a diverse portfolio of mortgage products tailored to meet the needs of low and middle to high-income individuals and businesses. Our commitment to eco-friendly practices and corporate social responsibility further enhances our appeal, aligning investments with positive societal impact.



The proposed equity/debt investment of 5 billion naira will bolster AG Mortgage Bank's capabilities, enabling the Bank to expand operations, enhance service offerings, and contribute to filling Nigeria's housing deficit. Leveraging IT Infrastructure and experienced workforce. AG Mortgage Bank is well-positioned to capitalize on growth opportunities in the Nigerian Real Estate market. Investors can expect not only financial returns but also a meaningful contribution to sustainable development and community welfare.

# HOW TO PARTICIPATE IN THE FUND RAISE



## Express Your Interest



## Review Investment Terms



## Complete the Subscription

Contact AG Mortgage Bank directly through their website or visit their headquarters at 96 Opebi road, Ikeja, Lagos or call Anthonia Okereafor on +2348023708005 or Email: [anthoniaokereafor@agmortgagebankplc.com](mailto:anthoniaokereafor@agmortgagebankplc.com) or Ngozi Nwaichi on 08066534112 or Email: [ngozi.nwaichi@agmortgagebankplc.com](mailto:ngozi.nwaichi@agmortgagebankplc.com). You can also reach out to our Regional Offices in Abuja, Enugu, and Lagos for more information.

Details like type of investment; Equity/Debt, the number of shares offered, issue price, and minimum subscription will be provided.

Ensure you understand these terms and how they fit into your investment goals. You can also seek guidance of an independent financial adviser.

Fill out the necessary forms and provide required documentation

Transfer the investment amount as per the instructions provided by AG Mortgage Bank Plc.

# THANK YOU



agmortgagebankplc.com



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