

Number 31

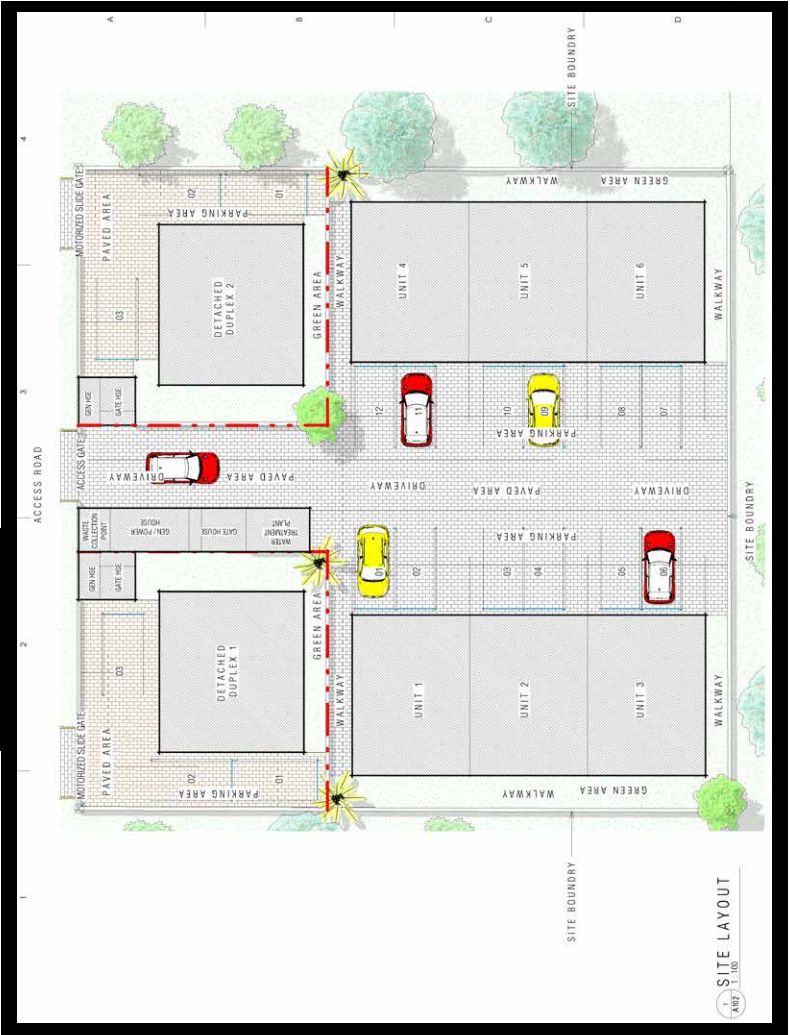
A World Class Development By







SITE LAYOUT



Number 31

ace



Number 31

- Beside Oba Elegushi Palace

Oba Elegushi Palace

ABOUT NUMBER 31

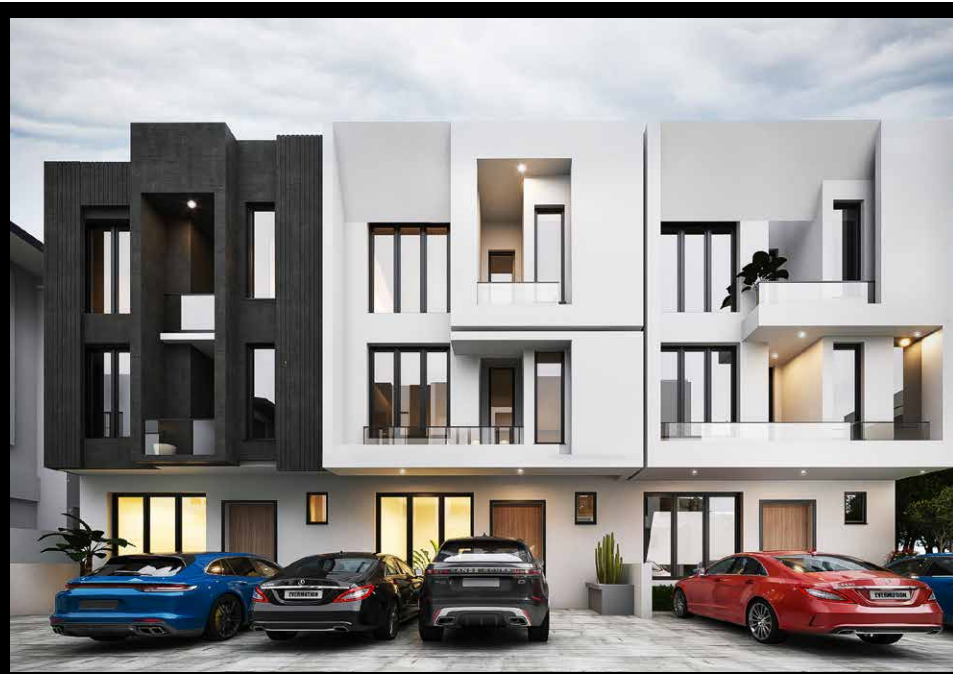
EXCELLENCE AT ITS PEAK,
Uncompromising Quality, Number 31 is designed
to create residence with absolute tranquility,
elegance, and comfort.

Located in a desirable neighborhood; Directly
beside Oba Elegushi Palace. There are different
routes in and out, The Palace gate by Monarch
Event Centre, Prime Waters (Freedomway), and
Kusenla Road.

Number31 features a spacious well planned,
with plenty of natural light and high-end finishes
throughout. The fully equipped kitchen boasts
custom cabinets, granite countertops, and
top-of-the-line appliances, making it a dream for
any home chef.

The spacious bedrooms offer plenty of room to relax and unwind, and the luxurious bathrooms provide the perfect retreat
after a long day.

But the real highlight of this home are the features such as the Smart home technology and
Energy-efficient feature.



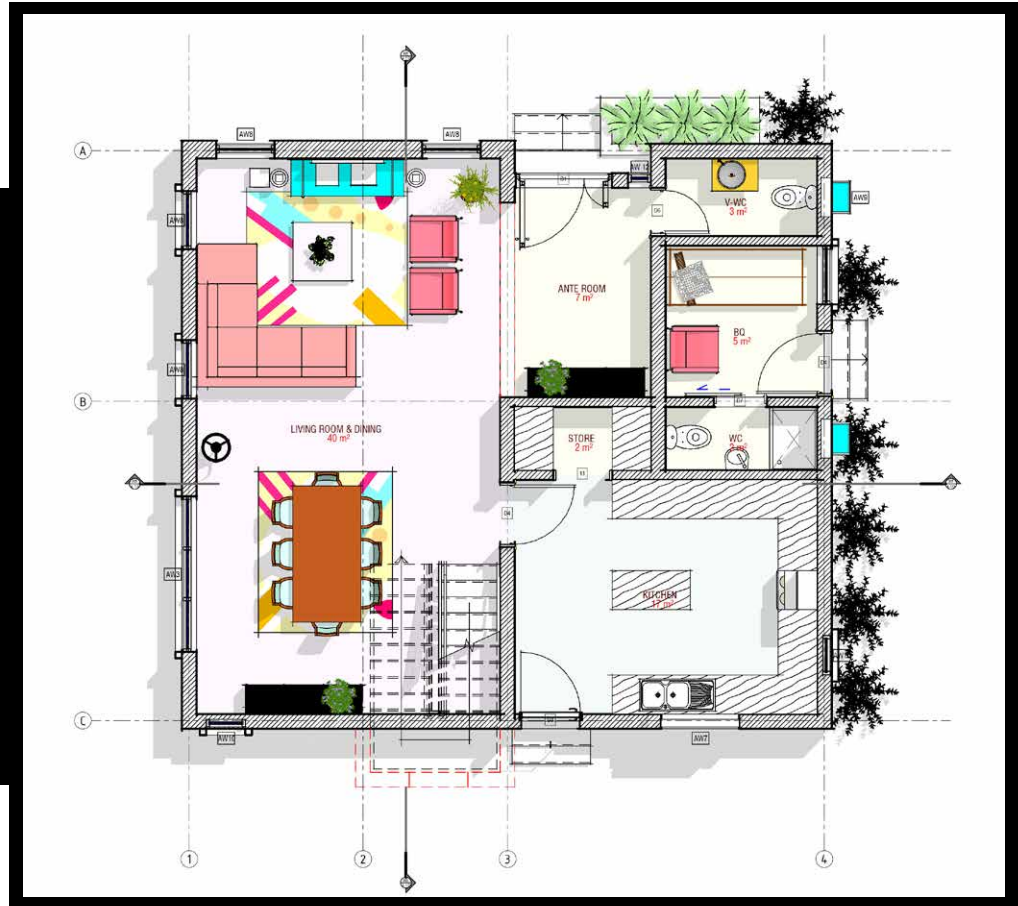


5 BEDROOM FULLY DETACHED DUPLEX + BQ

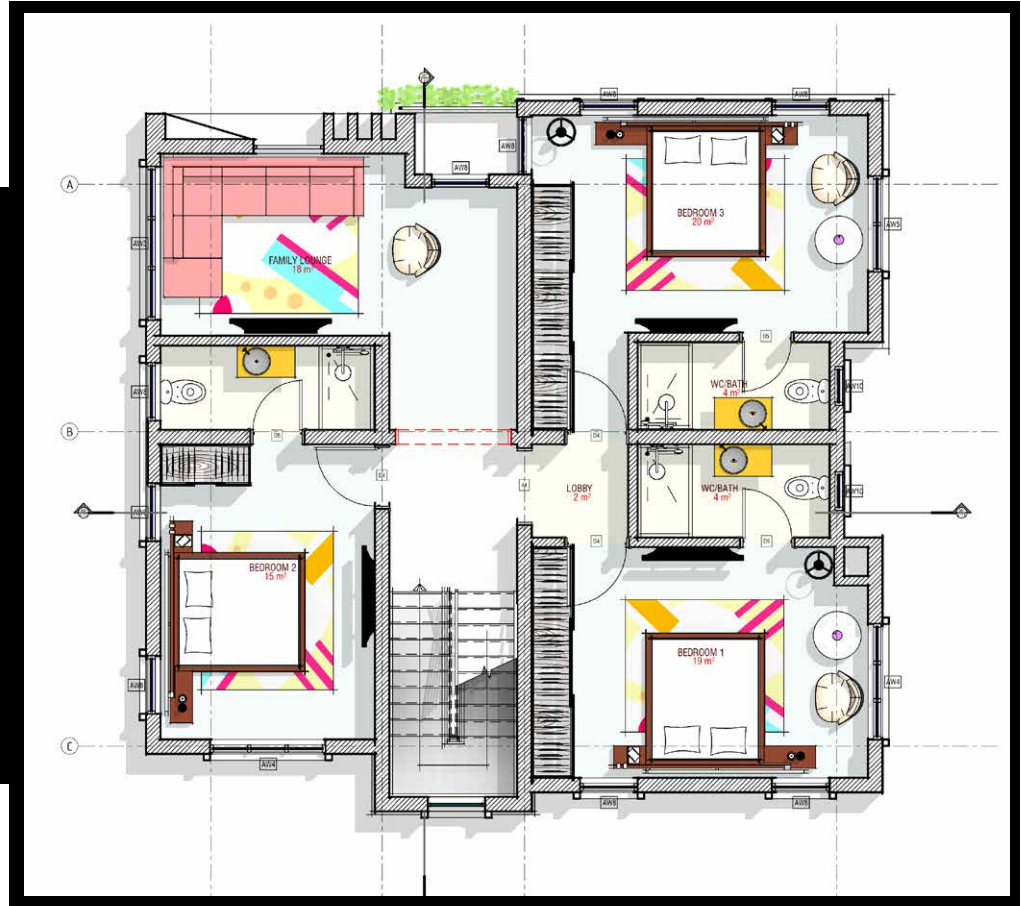
Large Living Area & Dining, Well Laid-out
and spacious kitchen, Rooms, self compound,
option to self-service,
Option to redesign off plan to taste.
Car park over 5 cars.
Gym room/Cinema Room/Study Room



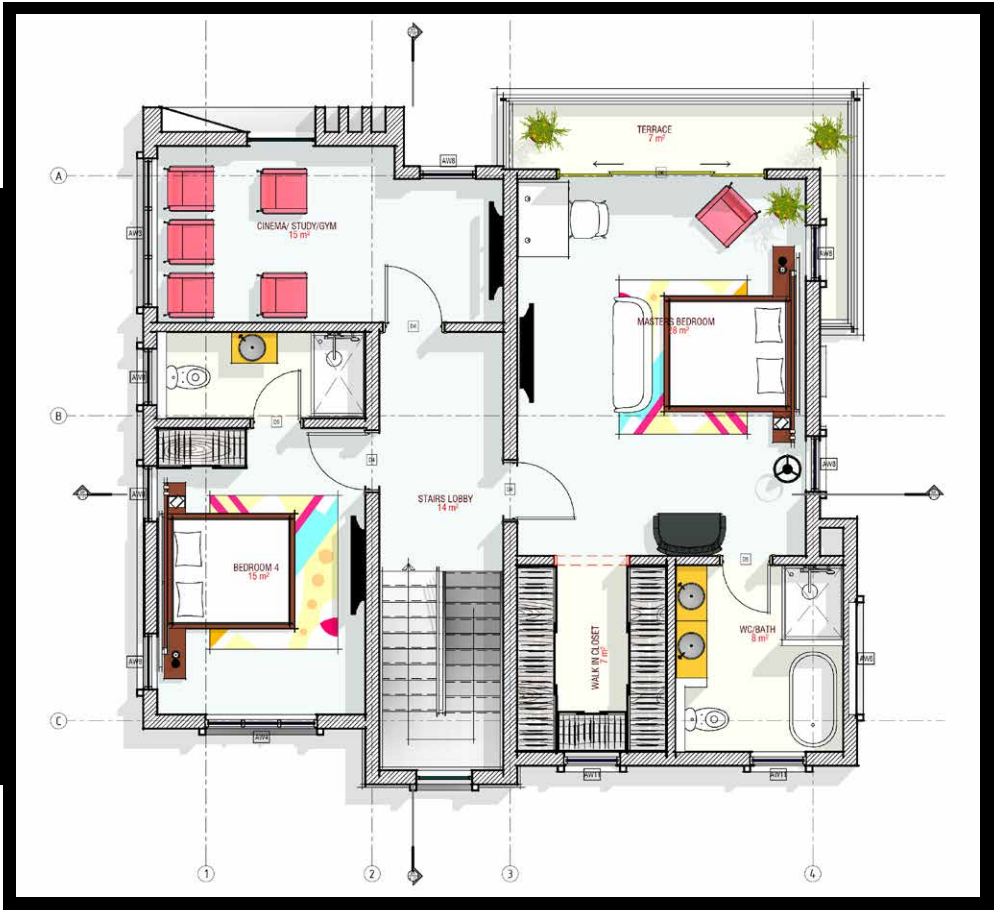
GROUND FLOOR FURNITURE LAYOUT



FIRST FLOOR FURNITURE LAYOUT



SECOND FLOOR
FURNITURE
LAYOUT

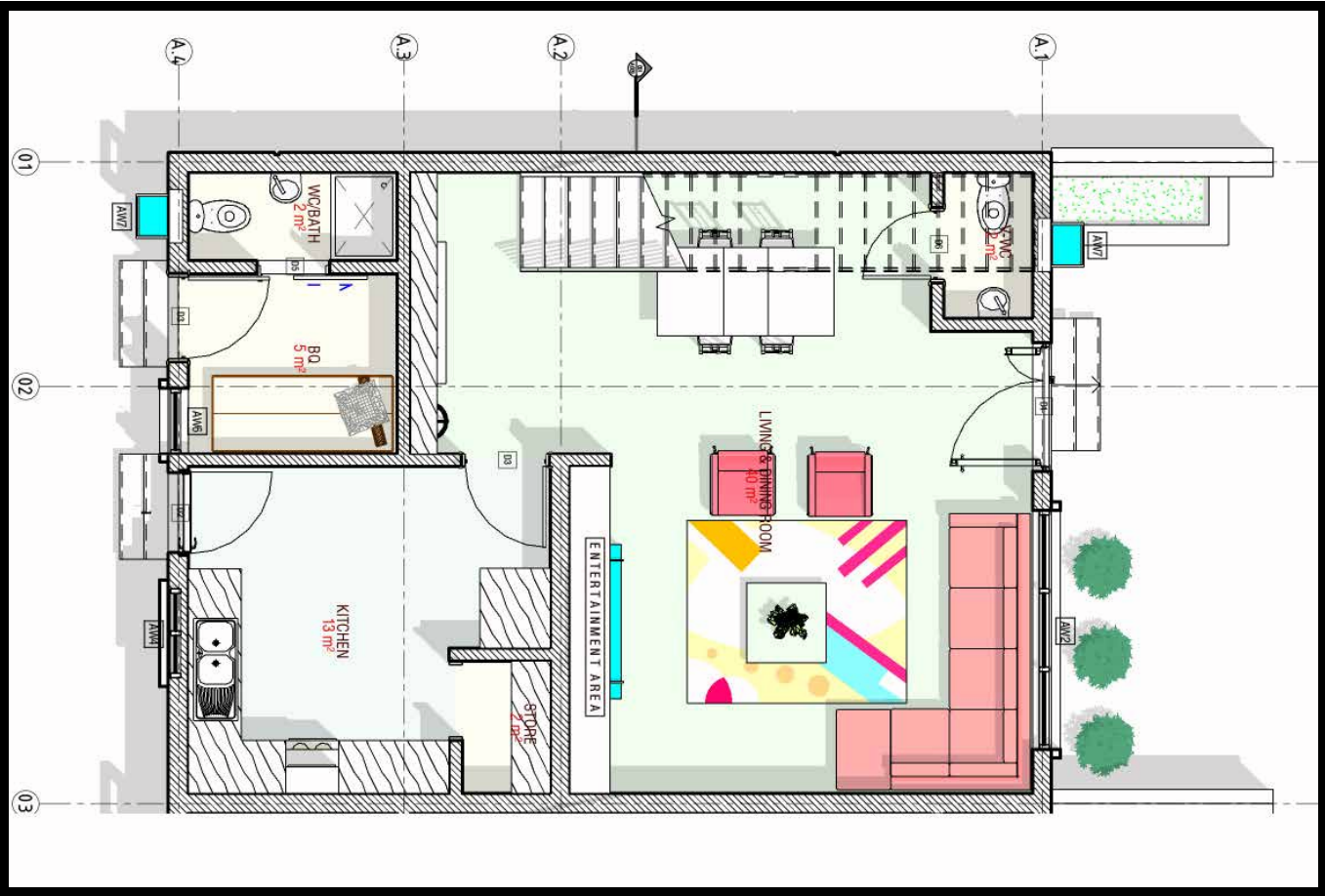


4 BEDROOM TERRACE DUPLEX + BQ

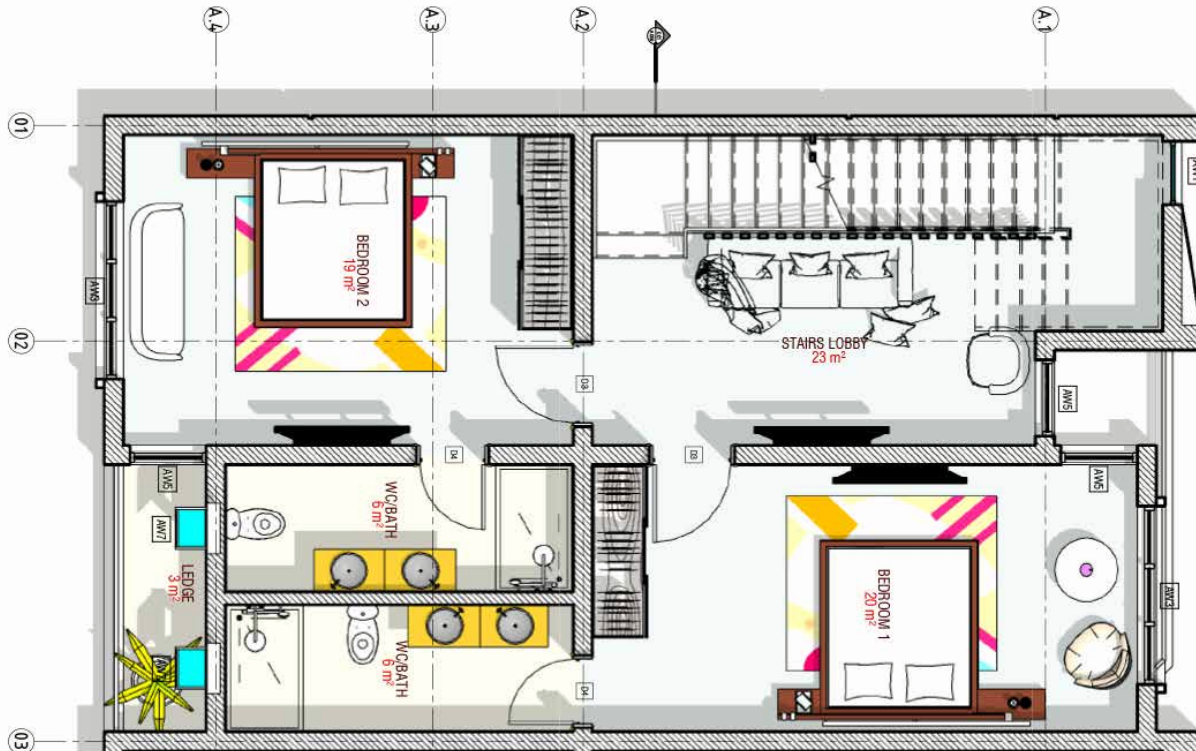
Large Living Room & Dining,
Spacious rooms, Well Planned
Chef size Kitchen, Gym room/
Cinema Room/Study Room,
fully serviced. Option to
redesign off plan to taste.



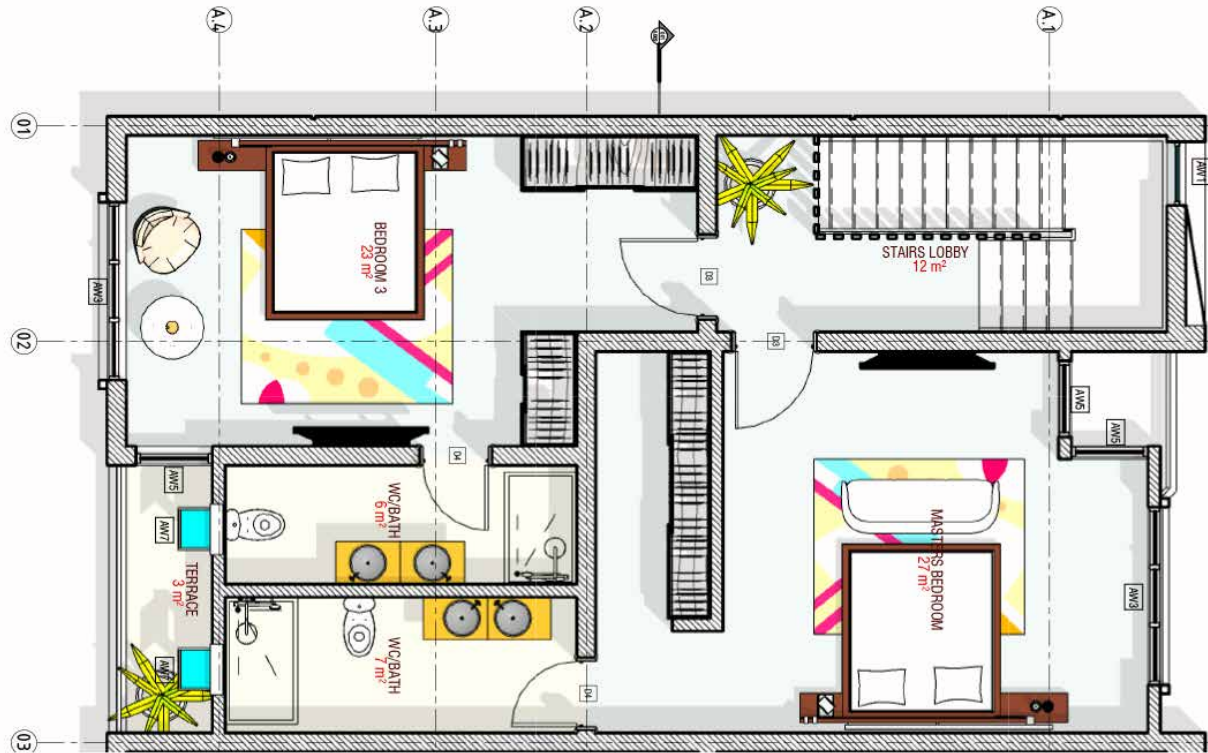




GROUND FLOOR PLAN (TERRACE CALL OUT)



FIRST FLOOR PLAN (TERRACE CALL OUT)



SECOND FLOOR PLAN (TERRACE CALL OUT)

- FACILITIES -



Well-Treated
Central Water System



24 Hours
Electricity



24 Hours
Security



Smart
Surveillance
System



Smart Home
Technology



Detailed
Finishing



Standby Facility
Manager



Modern
Kitchen Appliances



Energy-efficient
features

Construction & Delivery Duration

10 Months

January 2023 - October 2023


Terrace on off-plan

N135M

Completed

N200M



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