



TROY COURT APARTMENT PRESENTATION

**INVESTMENT OPPORTUNITY FOR THE ACQUISITION OF HOMES
WITHIN TROY COURT**

INTRODUCING TROY COURT ESTATE

A refreshing new community in the heart of Aguda, Surulere



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Troy Court stands out as a contemporary development in an old but vibrant neighbourhood...



Troy Court – An exclusive development in a desirable neighbourhood rich in culture, charm & urban living

- Surulere is a dynamic business and urban area renowned for its popular high streets, musical studios and the national stadium.
- The surrounding neighbourhood around Troy Court is built up and predominantly made up of traditional homes.
- Troy Court is a unique and rarely seen new community developed on 1 acre. The development is made up of 3 blocks of 36 3-bedroom apartments within one of the oldest areas of Surulere.
- It is a strong middle income professional suburb populated by both young and old families, with access to the popular western avenue road leading to major hubs of Lagos Island, Lekki and Ikeja



Each apartment has been creatively designed for a contemporary lifestyle



All internal finishing materials are of the highest specification & quality



Internal Features / Specification

3 Bedroom apartment
 Fitted Kitchen
 Quality polished porcelain floor tiles
 Professionally mounted contemporary light fittings, switches and sockets
 MDF hollow core wooden doors
 Hollow core metal panel security doors
 Brushed Stainless hand rail sets
 MDF movable wardrobes

External Amenities

Landscaped grounds
 Elevators
 24/7 water supply
 Ample parking space -2 cars/flat
 Backup power
 Water treatment plant
 Facilities Management
 Gated Estate/24/7 Security

TYPICAL AERIAL FLOOR PLAN



INTERNAL SPACE

LIVING AREA & DINING	41M ²
KITCHEN	13M ²
MASTER'S BEDROOM (EN SUITE)	31M ²
OTHER ROOMS & TOILET	35M ²

HOW WE STARTED



WHERE WE ARE TODAY



External Image contd.



External Image contd.



External Image contd.



Living Room (Bright, Airy, Spacious)



Living Room (Clean, Open FluidSpaces)



Kitchen (Quality, Modern and Spacious)



Apartment Entrance/Elevator Landing (Sizeable Entry Way & Convenience for Residents)



Master Bedroom (En-suite with Built-in Wardrobes,



Master Bedroom (Sizeable & Bright Space with a wide entry-way)



Generic Project details

LAND SIZE	4,240.82m²
BUILD AREA	1,165m ²
% BUILD AREA	27%
GREEN AREA	625m ²
% GREEN AREA	16%
OTHERS	4,964m ²
% OTHERS	57%
PARKING SPACES	84 (2 per apartment)
COMMON AREAS	
ENTRANCE LOBBY	28m ²
SERVICE STAIR HALL	6m ²



HOW TO BUY

We have available several payment options and alternative sources of funding for investors. Options for Buyers are:-

Price – N35,000,000

- Outright payments
- Mortgage Payments
- Structured Payments
 - 6 Months
 - 12 Months
 - 18 Months

We would be happy to provide more information on all the above at a subsequent meeting and/or presentation.



ABOUT TROJAN ESTATES LIMITED

- Trojan Estates Limited is an experienced real estate development company with a robust portfolio of private and commercial developments within Lagos State.
- We pride ourselves on delivering real estate communities that offer a unique lifestyle.
- Our real estate developments are crafted by the best professionals, thus ensuring that our products and services exceed our clients' expectations, while offering quality products at the best price that guarantee enduring value.



THANK YOU!

FOR ADDITIONAL INFORMATION, PLEASE CONTACT TROJAN ESTATES
LIMITED

Bimbo – 08030770641

oolumoba@trojanestates.com

