

# IDEAL GLORY ESTATE, LIFE CAMP ABUJA - BY Q-H MULTICONCEPT LTD (THE DEVELOPER)

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## Mass Housing Estate – Life Camp, Abuja

Right of Occupancy | National Grid Power | Proven ROI | Prime Location

This is a rare opportunity to secure property in a fully approved Mass Housing Estate located in Life Camp, Abuja — one of the capital's most desirable and fastest-growing residential districts.

This estate is already connected to the national electricity grid and is currently inhabited by some home owners, proving that infrastructure and livability are in place.

It is also backed by full development approvals, including a Right of Occupancy (R of O) and building plan approval from the Federal Capital Development Authority (FCDA) — ensuring your investment is both secure and scalable.

## Why This Estate Stands Out

- Right of Occupancy (R of O) and full FCDA building approvals.
- National grid electricity already available.
- Many home owners already residing in the estate.
- Directly behind Brains & Hammers City Estate, Life Camp — plots in this Estate are selling at a much higher premium.
- An average of 25–30% annual capital appreciation recorded in Life Camp.
- Guaranteed Certificate of Occupancy (C of O) after completion of Development.
- Estate-wide maintenance with 24/7 security, waste management, and more.

## How It Works – Simple, Transparent and Secure

- Secure Your Spot: Investors are allocated plots/completed buildings based on the agreed payment plan structure that is mutually beneficial to both Parties.
- Every plot is demarcated by approved beacons issued and recorded by FCDA.
- C of O Guaranteed: Title processing is handled by FCDA upon houses completion at a fee to be determined by FCDA and paid by the off-takers.
- Monthly Facility Maintenance Fee: (To be determined when off-takers are moving in) covers essential services like security ( Both Police & Private Services), waste management, maintenance of other essential infrastructures that guarantee safety of lives and properties.

## Building Prototype and Investment Options with Pricing



2 Bedroom Semi-Detached Duplex(150sqm)

Land Size (sqm)	Price (Land Only)	Price at Carcass Level	Price for Completed Building	One-Time Infrastructural Fee
150sqm	₦20,000,000	₦70,000,000	₦80,000,000	₦2,500,000



2 Bedroom Block of 4 flats ( 700sqm)

Land Size (sqm)	Price (Land Only)	Price at Carcass Level	Price for Completed Building	One-Time Infrastructural Fee
700sqm	Nil	₦65,000,000	₦75,000,000	1,500,000



4 Bedroom Terrace Duplex (320sqm) Type A with Solar power system

Land Size (sqm)	Price (Land Only)	Price at Carcass Level (5kva solar system)	Outright payment at carcass level (10kva solar system)	Price for Completed Building	One-Time Infrastructural Fee
320sqm	N/A	₦110,000,000	105,000,000	₦120,000,000	₦3,000,000



4 Bedroom Terrace Duplex (300sqm) Type B

Land Size (sqm)	Price (Land Only)	Price at Carcass Level	Price for Completed Building	One-Time Infrastructural Fee
300sqm	N/A	₦80,000,000	₦95,000,000	₦3,000,000



4 Bedroom Semi-Detached Duplex (350sqm) Type A

Land Size (sqm)	Price (Land Only)	Price at Carcass Level	Price for Completed Building	One-Time Infrastructural Fee
350sqm	₦45,000,000	₦100,000,000	₦185,000,000	₦3,500,000



4 Bedroom Semi-Detached Duplex(300sqm) Type B

Land Size (sqm)	Price (Land Only)	Price at Carcass Level	Price for Completed Building	One-Time Infrastructural Fee
300sqm	₦38,000,000	₦90,000,000	₦150,000,000	₦3,500,000



5 Bedroom Fully Detached Duplex(470sqm) TType A

Land Size (sqm)	Price (Land Only)	Price at Carcass Level	Price for Completed Building	One-Time Infrastructural Fee
470sqm	₦50,000,000	₦150,000,000	₦250,000,000	₦4,000,000



5 Bedroom Semi-Detached Duplex (320sqm) Type B- 2 suspended floors with an in built elevator

Land Size (sqm)	Price (Land Only)	Price at Carcass Level	Price for Completed Building	One-Time Infrastructural Fee
320sqm	₦40,000,000	₦180,000,000	₦220,000,000	₦4,000,000



5 Bedroom Bungalow Penthouse(650sqm)

Land Size (sqm)	Price (Land Only)	Price at Carcass Level	Price for Completed Building	One-Time Infrastructural Fee
650sqm	₦80,000,000	₦190,000,000	₦250,000,000	₦5,000,000

**Infrastructural Fees: Payable before commencement of construction.**

**NB; These prices change with time, so key into this project now to avoid the negative impact of price changes and maximize your ROI (Return On Investment).**

### Contact & Next Steps

**Act now to secure your space in this premium development.**

**Limited plots available.**

**For enquiries, investment details or site inspection.**

**Contact:**

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