

NEWSLETTER



REALTY AND SDGs



FROM THE HEADLINES

The 17 sustainable development goals (SDGs) of the 2030 Agenda form an intelligible framework for addressing the most urgent global issues, the solution of which relies not only on the government but also on all individuals and organisations. Many developing economies now understand that the dynamic problems of sustainable development determine the new perspectives of corporate reporting, increasingly emphasising the role of the business environment in designing and implementing the sustainability objectives.

However, in Africa's most populous country, largest economy and most notable democracy, Nigeria, there is still a large gap between organizations' good intentions and their ability to incorporate SDGs into their own business strategy. A weakening economy, rising insecurity and violent conflicts threaten progress made

in its democratic development, amid deepening distrust in government and institutions.

According to a survey carried out by The Nigerian People in 2020, Some of the key issues facing Nigeria today are crime and insecurity, unemployment, access to electricity, and the lack of quality infrastructure and roads. Nigeria has significant work to do in improving national, state and local security and governance ahead of the national and state elections in 2023. It is important now more than ever for organizations to align their values with those of the community in which they operate, as achieving the Sustainable Development Goals in Nigeria cannot be achieved by the Government alone.

Aliyu Aliyu
Chief Executive Officer
Bilaad Realty Ltd



REALTY AND SDGs WITH EMPHASIS ON OUR PERSPECTIVE

Due to the nature of its core operations, the real estate sector has the capacity to contribute to the attainment of certain global goals. As an industry that is chiefly responsible for the development and management of assets and is also vulnerable to the impact of climate change, it goes without saying that the industry should be one of the major leaders on the forefront, fighting to ensure that the Sustainable Development Goals are achieved in 2030.

Contributing to SDG 3: Good health and well-being

Science and technology have enabled us to control infectious diseases and bring ever greater levels of comfort, conveniences, entertainment and telecommunications into our homes. Yet, our modern living environment has also created new health risks—sedentary lifestyles, lack of physical activity, poor diet, stress, social isolation and environmental degradation.

EMPHASIS ON OUR PERSPECTIVE

Our homes, communities and surrounding environment directly affect our daily behaviors and lifestyles, and together these determine up to 80–90 percent of our health outcomes. Our built environment should favor cycling over driving, walking over sitting, using the stairs over riding in elevators, face-to-face conversations over texting, and outdoor recreation over screen time.

As we look to the future of real estate and communities, we can expect smarter use of technologies and innovations, new metrics to capture the Return on Wellness (ROW), and a deeper exploration of the relationships between physical and virtual communities and between our individual/personal wellness and community/planetary wellness.

Contributing to SDG 7: Affordable and Clean Energy

With just one quarter of businesses currently sourcing 100% of their energy from renewable sources there is a big challenge ahead. Real estate has a big role to play in meeting that challenge, through the buildings it develops and pathways to net zero it is developing. Tenants, too, must do their part, making sure that the energy they use in occupation of their buildings is as clean as possible. “More property owners and building occupiers are realizing the benefits of renewable energy, both in terms of the cost savings it can deliver for customers and the enhanced value for investors,” says Matt Singleton, senior vice president, global energy at Prologis (NYSE: PLD). Renewable energy solutions are becoming cheaper, more reliable and more efficient every day. Our current reliance on fossil fuels is unsustainable and harmful to the planet. Therefore, we need to change the way energy is produced and consumed. Implementing these new energy solutions is essential to combat climate change, one of the greatest threats to our own survival.

Contributing to SDG 9: Industry, Innovation, and Infrastructure

The objective of this SDG is to generate employment and income, bring prosperity and build a sustainable and prosperous society around the world. In other words, sustainable industrialization is responsible for saving communities from poverty, which benefits the country's economic growth.

On the other hand, many developing countries are at a disadvantage due to lack of access to new technologies that have a direct impact on economic growth and social development.

Our industry and infrastructure need to be modernized to meet future challenges. To do this, real estate developers need to take advantage of innovative and sustainable technologies and ensure equal and universal access to information and financial markets. This will bring prosperity, create jobs and ensure a stable and prosperous society around the world.

Contributing to SDG 11: Sustainable Cities and Communities

Currently, more than half of the world's population live in urban areas. By 2050, that number will grow to 6.5 billion, two-thirds of humanity. Sustainable development cannot be achieved without major changes in the way we build and manage urban spaces. The rapid growth of cities in developing countries, coupled with increased migration from rural areas to cities, has led to a boom in megacities. Making cities safe and sustainable means ensuring access to safe and affordable housing and upgrading slum settlements. It also includes investing in public transport and good roads, creating lush public spaces, and improving city planning and management in a participatory and comprehensive manner.

The development of sustainable cities involves many sectors. Working across sectors (SDG17) to incorporate an aligned and cohesive approach in the design and development of cities will help alleviate climate change, promote adaptation and improve public health, making SDG11 an important impact multiplier of the rest of the UN Sustainable Development Goals and will create a holistic environment where nature and people can both thrive.

After weathering a recent economic downturn, Nigeria may very well push forward towards a brighter future for all its citizens with a focus on achieving the Sustainable Development Goals.

The 2030 Agenda and its Sustainable Development Goals (SDGs) offer new opportunities for the building sector to expand its focus. Given the degree of involvement the real estate industry plays in these global challenges today, Bilaad Realty pays close attention to the environmental and social needs of every stakeholder by creating collaborations, new pathways, and value to promote a sustainable environment that is socially inclusive and economically viable across all communities we develop.

PROPERTY TYPE



BILAAD PREMIUM BARBADOS, GUZAPE DISTRICT, ABUJA FCT

Barbados by Bilaad Realty is a 3.13 Hectare land located in the heart of Guzape District, Abuja FCT. This estate comprises of 24 units of 5-bedroom Holiday Villas and 63 units of resort apartments in a secure, serene, and convenient environment for growing families.

HOUSE TYPES



ONYX

5 BEDROOM - VILLA
 447m² Net-Floor Area

\$705,467.37 / N486,772,485.30
 (Naira value tied to exchange rate)

KITCHEN CABINET & APPLIANCES
 ALL ROOM WARDROBES



HOUSE TYPES	
THE EMERALD 4 BEDROOM PENTHOUSE	404m ² Net-Floor Area ON REQUEST
THE OLIVINE 3 BEDROOM PENTHOUSE	333m ² Net-Floor Area ON REQUEST
ZIRCON 2 BEDROOM APARTMENT	199m ² Net-Floor Area CORNER UNITS \$263,227.51 / N181,626,981.90 (Naira value tied to exchange rate)
BERYL 2 BEDROOM APARTMENT	186m ² Net-Floor Area RIGHT-BOTTOM UNITS \$352,733.69 / N243,386,246.10 (Naira value tied to exchange rate) NOT AVAILABLE
QUARTZ 2 BEDROOM APARTMENT	167m ² Net-Floor Area MIDDLE UNIT \$220,899.47 / N152,420,634.30 (Naira value tied to exchange rate)
JET 1 BEDROOM APARTMENT	126m ² Net-Floor Area CORNER UNITS \$166,666.67 / N115,000,002.30 (Naira value tied to exchange rate)
FLINT 1 BEDROOM APARTMENT	102m ² Net-Floor Area MIDDLE UNITS \$134,920.63 / N93,095,234.70 (Naira value tied to exchange rate)

PROPERTY TYPE



FIJI ISLAND, JABI



BILAAD PREMIUM MALDIVES, GWARINPA II, ABUJA FCT

Maldives by Bilaad Realty is a 1.29 Hectare land located in the heart of Gwarinpa II, Abuja FCT designed to cater for individuals with high taste and appeal for comfort. This estate comprises of 19 units of our spacious stand-alone Onyx homes in a secure and serene environment.

HOUSE TYPES



ONYX
 5 BEDROOM - VILLA
 447m² Net-Floor Area

\$770,500.00 / N531,645,000.00
 (Naira value tied to exchange rate)

KITCHEN CABINET & APPLIANCES
 ALL ROOM WARDROBES

DISCLAIMER: Please note that the images and floor plans contained in this newsletter may vary from unit to unit where specific-homeowner alterations have been made. The images are general in nature and are not a substitute for professional advice. Fittings and finishing of unit interiors (living room, kitchen, bathroom etc.) are optional and in no way affect the price or rates payable (if any) of listed properties. We have used our best endeavors to ensure that the information contained herein is accurate and not misleading in anyway. Note further that prices and payment plans are subject to change.



BILAAD PREMIUM

THE BAHAMAS, MAITAMA II, ABUJA FCT

The Bahamas by Bilaad Realty is an 11.37 Hectare land located in the heart of Maitama II, Abuja FCT. This estate comprises of 505 units of our premium homes in a secure, serene, and convenient environment. Suitable for growing families.

HOUSE TYPES

**ONYX**

5 BEDROOM - VILLA

🏠 447m² Net-Floor Area

\$625,000.00 / N431,250,000.00

(Naira value tied to exchange rate)

KITCHEN CABINET & APPLIANCES
ALL ROOM WARDROBES**AMETHYST**

4 BEDROOM - TWIN VILLA

🏠 343m² Net-Floor Area

\$479,166.67 / N330,625,002.30

(Naira value tied to exchange rate)

KITCHEN CABINET & APPLIANCES
ALL ROOM WARDROBES**OPAL**

4 BEDROOM - TOWNHOUSE

🏠 279m² Net-Floor Area

\$333,333.3 / N229,999,997.70

(Naira value tied to exchange rate)

KITCHEN CABINET & APPLIANCES
ALL ROOM WARDROBES**PETALITE**

3 BEDROOM - APARTMENT

🏠 230m² Net-Floor Area

\$250,000.00 / N172,500,000.00

(Naira value tied to exchange rate)

KITCHEN CABINET & APPLIANCES
ALL ROOM WARDROBES**AMMOLITE**

2 BEDROOM - PENTHOUSE

🏠 235m² Net-Floor Area

\$208,333.33 / N143,749,997.70

(Naira value tied to exchange rate)

KITCHEN CABINET & APPLIANCES
ALL ROOM WARDROBES**NOT AVAILABLE**

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PROPERTY TYPE



FLUORITE

2 BEDROOM - APARTMENT

170m² Net-Floor Area

\$187,500.00 / N129,375,000.00
(Naira value tied to exchange rate)

KITCHEN CABINET & APPLIANCES
ALL ROOM WARDROBES



AZURITE

1 BEDROOM - PENTHOUSE

170m² Net-Floor Area

\$156,250.00 / N107,812,500.00
(Naira value tied to exchange rate)
NOT AVAILABLE

KITCHEN CABINET & APPLIANCES
ALL ROOM WARDROBES



IOLITE

1 BEDROOM - APARTMENT

75m² Net-Floor Area

\$104,166.67 / N71,875,002.30
(Naira value tied to exchange rate)

KITCHEN CABINET & APPLIANCES
ALL ROOM WARDROBES



JADEITE

STUDIO APARTMENT

43m² Net-Floor Area

\$72,916.67 / N50,312,502.30
(Naira value tied to exchange rate)

KITCHEN CABINET & APPLIANCES
ALL ROOM WARDROBES

**BILAAD PREMIUM
BALI ISLAND, LIFE CAMP, KAFE DISTRICT, ABUJA FCT**

Bali Island by Bilaad Realty is a 9.28 Hectare land located in the heart of Kafe District, Abuja FCT. This estate comprises of about 412 units of 4 different precious homes in a secure, serene, and convenient environment for growing families.

HOUSE TYPES

12 MONTH PAYMENT PLAN ON BALI ISLAND PROPERTIES



SAPPHIRE

5 BEDROOM - VILLA

447m² Net-Floor Area

\$427,934.08 / N295,274,515.20
(Naira value tied to exchange rate)

Elevator
Kitchen Cabinet
Wardrobes
Inverter

ON REQUEST

HOUSE TYPES

12 MONTH PAYMENT PLAN ON BALI ISLAND PROPERTIES



AMETHYST

4 BEDROOM - TWIN VILLA

343m² Net-Floor Area

Kitchen Cabinet
Wardrobes
Inverter

\$332,837.62 / N229,657,957.80

(Naira value tied to exchange rate)

ON REQUEST



OPAL

4 BEDROOM - TOWNHOUSE

279m² Net-Floor Area

Kitchen Cabinet
Wardrobes
Inverter

\$247,250.81/ N170,603,058.90

(Naira value tied to exchange rate)

ON REQUEST

HOT DEALS



PRODUCT NAME: AVENTURINE

SPECIFICATIONS: 3 BEDROOM APARTMENT

LOCATION:

BALI ISLAND, LIFE CAMP, KAFE DISTRICT, ABUJA



PRODUCT NAME: TOPAZ

SPECIFICATIONS: 3 BEDROOM APARTMENT

LOCATION:

BALI ISLAND, LIFE CAMP, KAFE DISTRICT, ABUJA



PRODUCT NAME: SAPPHIRE

SPECIFICATIONS: 5 BEDROOM VILLA

LOCATION 1: BORA BORA ISLAND, WUYE DISTRICT, ABUJA

LOCATION 2: FIJI ISLAND, JABI DISTRICT, ABUJA

18 MONTH PAYMENT PLAN ON ALL PROPERTY TYPES

Payment flexibility is important when it comes to home ownership. Across our different housing categories, we offer a minimum of 18 months in order to provide reasonable convenience for customers. Furthermore, we are working closely with financial institutions to provide alternative financing options worth considering by clients to enable them secure a great investment at the same time.

PAYMENT SCHEDULE

Month 0 (initial Payment)	25%
Month 3	20%
Month 6	20%
Month 9	15%
Month 12	10%
Month 18	10%
TOTAL	100%

50%

DISCOUNTS ON OUTRIGHT PAYMENTS

ESTATE FACILITIES



RECREATION



GYM



CCTV SURVEILLANCE
AND SECURITY



CENTRAL GAS SYSTEM



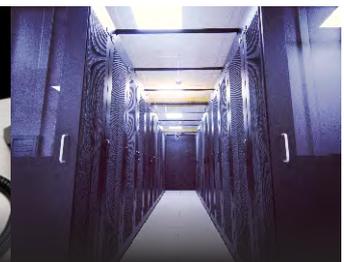
HOME AUTOMATION



SWIMMING POOL



INTERCOMM



FIBRE OPTICS
CONNECTIVITY



ENJOY UNRESTRICTED ACCESS

Introducing Bilaad Family

In line with our corporate goals and objectives of ensuring clients are recipients of an unmatched service experience, Bilaad Family was created to add an extra touch of value to all our existing homeowners through a customer reward bundle.

This exclusive membership will provide our clients unrestricted access to airport VIP lounges, hotel stay discounts, and much more.

Join the BILAAD Family and get a feel of the BILAAD experience.



Airport
Lounge



Selected
Stores



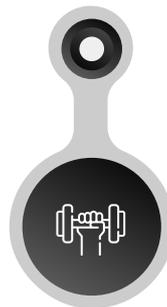
Hotels



Gaming
Arcade

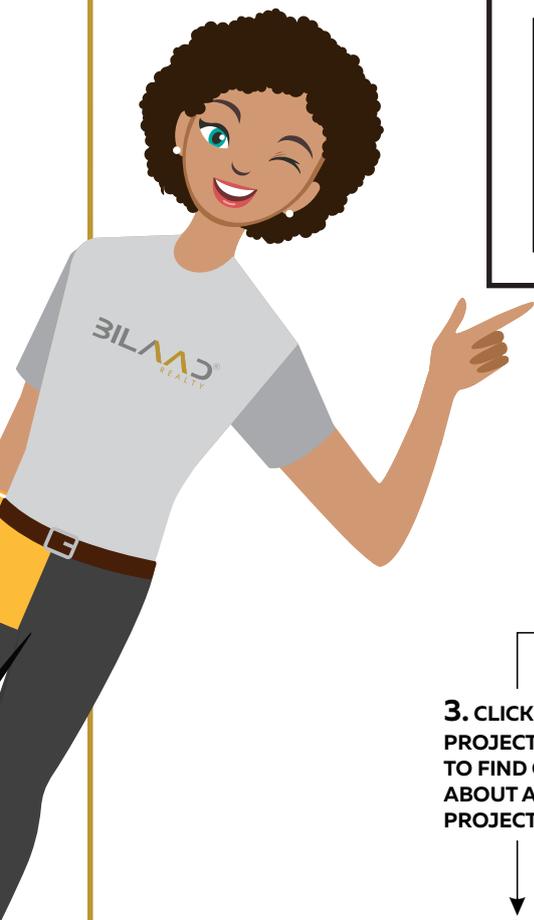


Gym & Sports
Academy

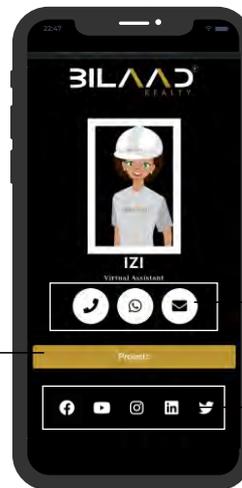


REACHING US JUST GOT IZI

Hey there! My name is Izi, your virtual assistant.
I'm here to take you on an Izi ride around Bilaad Realty.



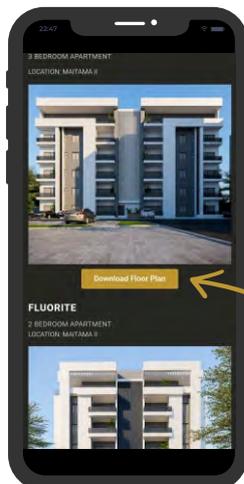
1. SCAN THE QR CODE
(it's izi!! Just use your phone camera)



2. CALL, CHAT OR EMAIL BY CLICKING ON ANY OF THESE BUTTONS

(make inquiries and schedule tours)

3. CLICK ON THE PROJECT BUTTON TO FIND OUT ABOUT ALL OUR PROJECTS
(finding a new home just got izi'er)



you can also download floorplans (and an e-copy of this newsletter)

4. CLICK ON ANY OF THE ICONS FOR UPDATES ON SOCIAL MEDIA

(we love interacting with you)



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