

NEWSLETTER



SCAN ME



COMMUNITY DEVELOPMENT AND SUSTAINABLE REAL ESTATE IN NIGERIA

FROM THE HEADLINES

COMMUNITY DEVELOPMENT AND SUSTAINABLE REAL ESTATE IN NIGERIA

Sustainable designs and infrastructure have become a cornerstone for community development worldwide, and Nigeria should not be an exception. As a country with vibrant cultures and rich natural resources, Nigeria has immense potential to harness sustainable real estate practices to foster growth and unity within its communities. Some might argue that as a developing nation, more focus should be placed on development before considering sustainability. However, the case remains that there is no real development without a sustainability plan in place.

Here, we explore how sustainable real estate can contribute to community development by creating green spaces, improving infrastructure, and fostering social cohesion.

CREATING GREEN SPACES

Green spaces are more than just patches of grass or rows of trees; they are vital for the well-being of a community. In Nigerian cities, where urbanization often leads to crowded and concrete-heavy environments, introducing parks, gardens, and recreational areas can significantly enhance the quality of life.

Benefits of Green Spaces

Health Improvements: Access to green spaces encourages physical activity, reduces stress, and improves mental health. This is particularly important in urban areas where sedentary lifestyles are common.

Environmental Impact: Green areas help mitigate air pollution, reduce urban heat islands, and support biodiversity.

Community Engagement: Parks and gardens serve as communal gathering spots, fostering interaction and social bonds among residents. Events, markets, and outdoor activities can bring diverse groups together, promoting inclusivity and unity.

IMPROVING INFRASTRUCTURE

Sustainable real estate development goes hand-in-hand with improving local infrastructure. By focusing on sustainable building practices, we can create resilient and efficient structures that serve the community for generations.

Key Areas of Improvement:

Energy Efficiency: Sustainable buildings often feature energy-efficient designs, such as solar panels, natural ventilation, and insulation. These not only reduce the carbon footprint but also lower utility costs for residents.

Water Management: Implementing rainwater harvesting systems and water-efficient fixtures helps conserve water resources. Proper drainage systems also prevent flooding, which is crucial in many parts of Nigeria.

Transportation: Sustainable real estate projects can support the development of public transportation and pedestrian-friendly pathways. By reducing reliance on cars, we can decrease traffic congestion and pollution.



EMPHASIS ON OUR PERSPECTIVE

COMMUNITY DEVELOPMENT AND SUSTAINABLE REAL ESTATE IN NIGERIA

FOSTERING SOCIAL COHESION

Sustainable real estate projects can bring people together, fostering a sense of community and shared purpose. Through thoughtful design and inclusive planning, these projects can address social challenges and create harmonious living environments.

STRATEGIES FOR SOCIAL COHESION:

Affordable Housing: Ensuring that real estate developments include affordable housing options is critical. This helps prevent the displacement of lower-income families and promotes a diverse community.

Mixed-Use Developments: Combining residential, commercial, and recreational spaces in one development encourages interaction among different social groups. These vibrant, multifunctional areas become hubs of activity and social exchange.

Community Programs: Organizing community programs and activities within real estate projects can strengthen bonds among residents. Educational workshops, cultural festivals, and community service projects are excellent ways to engage everyone.

COMMUNITY SPACES:

Public Amenities: Providing communal amenities such as community centers, libraries, and sports facilities encourages interaction and engagement among residents.

Cultural and Social Events: Organizing cultural festivals, community service projects, and educational workshops strengthens social bonds and promotes a sense of belonging.

Safe Environments: Designing neighborhoods with safety in mind, through effective lighting, pedestrian-friendly pathways, and community policing, enhances the sense of security and well-being.

Economic Opportunities:

Local Businesses: Supporting local businesses and entrepreneurs through mixed-use developments

and commercial spaces creates jobs and stimulates the local economy.

Skill Development: Offering training programs and workshops in construction, sustainable practices, and other relevant fields empowers residents with valuable skills and employment opportunities.

Collaborative Projects: Encouraging community participation in planning and decision-making processes ensures that developments meet the needs and aspirations of residents, fostering a sense of ownership and pride.

Realizing the Vision in Nigeria

Nigeria stands at the threshold of transformative change in its real estate sector. By prioritizing sustainability, we can create developments that not only meet present needs but also preserve resources and opportunities for future generations. Our commitment to sustainable real estate is a commitment to the communities we serve—a promise to build a better, greener, and more inclusive Nigeria.

As we move forward, let's continue to always hold on to the vision of community-centric development at the heart of our projects. Together, we can cultivate thriving neighborhoods, enhance the lives of countless Nigerians, and set a shining example for sustainable development across the continent.



PROPERTY TYPE



BILAAD PREMIUM

Introducing

LANGKAWI ISLAND, KATAMPE, ABUJA FCT

Langkawi Island by Bilaad Realty is a 2.63 Hectare project located in Katampe, Abuja, FCT. This estate comprises of 103 units, showcasing our premium and mid-premium homes in a secure, serene, and convenient environment. Designed for raising the perfect home.

HOUSE TYPES

7.5% DISCOUNT ON OUTRIGHT PAYMENTS



ONLYX ₦447m² Net-Floor Area
5 Bedroom - Villa

Finishings

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

Available on Demand

Semi-Finished

On Request

On Request

PROPERTY TYPE



OPAL ₦279m² Net-Floor Area
4 Bedroom – Townhouse

Available on Demand
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



TOPAZ ₦161m² Net-Floor Area
3 Bedroom – Villa

Available on Demand
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



AVENTURINE ₦120m² Net-Floor Area
3 Bedroom – Apartment All Ensuite

Available on Demand
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



AMETRINE ₦96² Net-Floor Area
2 Bedroom – Apartment

Available on Demand
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request

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 in a secure, serene, and convenient environment for growing families.

HOUSES TYPES



ONYX ₦447m² Net-Floor Area
5 Bedroom – Villa

₦450,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request

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 and semi-finished in this case refers to already plastered walls internal and external only, no floor installations no electrical and plumbing installations

PROPERTY TYPE



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 447m² Net-Floor Area
5 Bedroom - Villa

₦460,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request

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PROPERTY TYPE

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 ₦447m² Net-Floor Area
5 Bedroom – Villa

₦465,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



AMETHYST ₦343m² Net-Floor Area
4 Bedroom – Twin Villa



Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



OPAL ₦279m² Net-Floor Area
4 Bedroom – Townhouse

₦230,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



PETALITE ₦230m² Net-Floor Area
3 Bedroom – Apartment

₦175,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



AMMOLITE ₦235² Net-Floor Area
2 Bedroom – Penthouse



Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request

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PROPERTY TYPE



FLUORITE ₦170m² Net-Floor Area
2 Bedroom – Apartment

₦145,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



AZURITE ₦170m² Net-Floor Area
1 Bedroom – Penthouse

₦138,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



IOLITE ₦75m² Net-Floor Area
1 Bedroom – Apartment

NOT AVAILABLE

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



JADEITE ₦43m² Net-Floor Area
Studio Apartment

₦43,700,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request

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

9 MONTHS PAYMENT PLAN ON BALI ISLAND PROPERTIES



SAPPHIRE ₦447m² Net-Floor Area
5 Bedroom – Villa

₦300,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request

PROPERTY TYPE

HOUSE TYPES

9 MONTHS PAYMENT PLAN ON BALI ISLAND PROPERTIES



AMETHYST 343m² Net-Floor Area
4 Bedroom – Twin Villa

₦170,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



OPAL 279m² Net-Floor Area
4 Bedroom – Townhouse

₦140,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request

HOT DEALS

PRODUCT NAME: **OPAL**

SPECIFICATION: 4 BEDROOM TOWNHOUSE + BQ

LOCATION: BALI ISLAND, LIFE CAMP, ABUJA

PRODUCT NAME: **AMETHYST**

SPECIFICATION: 4 BEDROOM TWIN VILLA + BQ

LOCATION: BALI ISLAND, LIFE CAMP, ABUJA

PRODUCT NAME: **SAPPHIRE**

SPECIFICATION: 5 BEDROOM VILLA + BQ

LOCATION: BALI ISLAND, LIFE CAMP, ABUJA

PRODUCT NAME: **AVENTURINE**

SPECIFICATION: 3 BEDROOM APARTMENT

LOCATION: BALI ISLAND, LIFE CAMP, ABUJA

PRODUCT NAME: **TOPAZ**

SPECIFICATION: 3 BEDROOM APARTMENT + BQ

LOCATION: BALI ISLAND, LIFE CAMP, ABUJA

PRODUCT NAME: **AMETRINE**

SPECIFICATION: 2 BEDROOM APARTMENT

LOCATION: BALI ISLAND, LIFE CAMP, ABUJA

12 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 12 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 great investment at the same time.

PAYMENT SCHEDULE

Month 0 (Initial Payment)	40%
Month 3	20%
Month 6	20%
Month 9	10%
Month 12	10%
TOTAL	100%

7.5%

**DISCOUNTS ON
OUTRIGHT PAYMENTS**

ESTATE FACILITIES



RECREATION



GYM



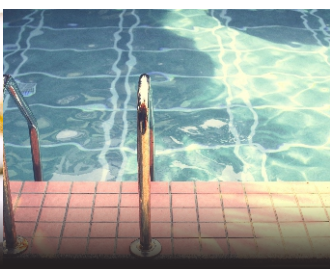
CCTV SURVEILLANCE
AND SECURITY



CENTRAL GAS SYSTEM



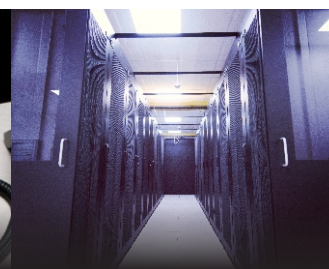
HOME AUTOMATION



SWIMMING POOL



INTERCOMM



FIBRE OPTICS
CONNECTIVITY



ENJOY UNRESTRICTED ACCESS



Airport
Lounge



Gaming
Arcade



Selected
Stores



Gym & Sports
Academy



Hotels

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.

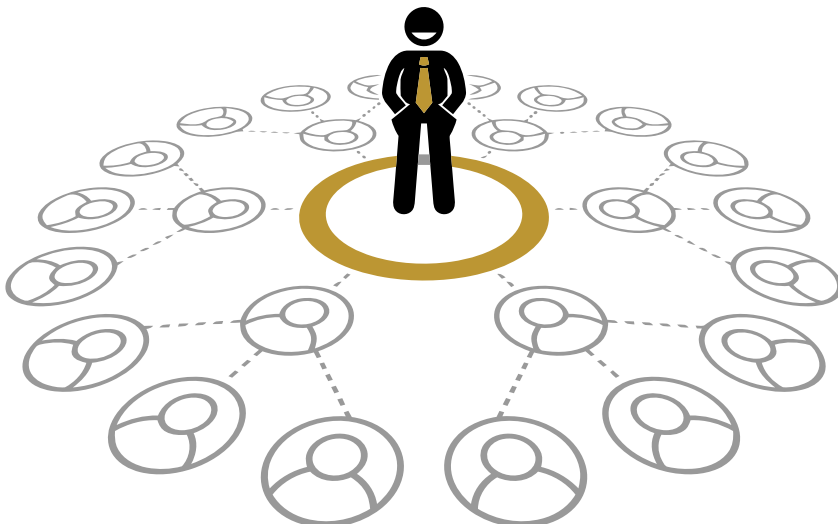
This exclusive membership will provide our clients unrestricted access to airport VIP lounges, hotel stay discounts, and much more.

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



BECOME AN **AFFILIATE**

Enjoy alternative source of income by joining our affiliate program.
Simply **refer and earn up to 5%** commission on every sale.



Join our
AFFILIATE PROGRAMME
to secure a lifetime of
unlimited income.

FOR INQUIRIES, CALL:
0913 342 3363



1.0

The Future
in perspective

2.0

30 under 30:
women in business



3.0

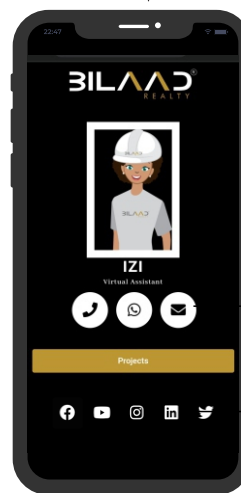
.....stay tuned

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)*



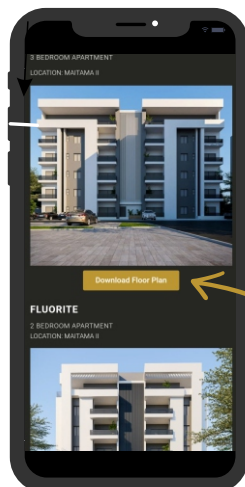
2. CALL, CHAT OR EMAIL BY CLICKING ON ANY OF THESE BUTTONS

(make inquiries and schedule tours)

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

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

(we love interacting with you)



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

