

NEWSLETTER



GREEN OR BLUE?

THE CHOICE IS OURS

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FROM THE DESK OF THE CEO

The choice between a green and blue future is a defining question for our time. "Green" represents a future that's sustainable, filled with investment in eco-conscious projects, and guided by values that prioritize longevity, health, and harmony with the natural world. By contrast, "blue" is not the calm of the ocean but rather a symbol of loss, a sad world for future generations — one that results from short-term gains at the expense of long-term well-being.

Our decisions have enduring impacts on the environment, our communities, and our economy. It's crucial to think carefully about how today's choices will resonate tomorrow. Choosing green may demand extra effort and resources, but it sets a foundation for resilience, both for our industries and our planet.



Our responsibility as developers, stakeholders, and community members isn't just to deliver a product or increase revenue. It is to imagine the broader picture, envisioning homes, offices, and public spaces that support our health, contribute positively to the environment, and establish a legacy of responsibility. We believe that the time to invest in green choices is now. Together, we can create a vibrant future where communities thrive within a balanced ecosystem. Let's make the green choice, not only for ourselves but for those who come after us.

Aliyu Aliyu

Chief Executive Officer

EMPHASIS ON OUR PERSPECTIVE UNDERSTANDING OUR CHOICES

Today's real estate industry is at a crossroads: do we pursue the convenience of outdated practices, leading to the "blue" outcome, or do we embrace innovation and sustainable design to achieve a vibrant "green" future? Real estate, as an influential force, holds the potential to shape our environment and our quality of life significantly.

The buildings we design and construct today will remain for decades, possibly centuries, affecting resources, community health, and even climate change. Here are the key reasons why making green choices now is crucial for a better future:

- **Environmental Impact:** Buildings consume around 40% of global energy and produce nearly a third of greenhouse gas emissions. By adopting sustainable practices such as solar energy, rainwater harvesting, and high-efficiency insulation, we can reduce this environmental footprint. Small changes made in building materials, energy sources, and water management can lead to massive reductions in long-term emissions.
- **Resource Efficiency:** Green building practices emphasize resource conservation, focusing on efficient use of energy, water, and materials. For instance, choosing recycled materials over new ones, optimizing natural lighting, and implementing smart irrigation systems reduce demand on natural resources, conserving them for future generations.
- **Health and Wellbeing:** Buildings designed with natural ventilation, non-toxic materials, and ample greenery contribute positively to residents' physical and mental health. Exposure to pollutants, noise, and lack of green space can lead to stress and poor health outcomes. Eco-conscious design, however, brings nature into our daily lives, boosting overall wellness.
- **Long-Term Economic Benefits:** While sustainable projects may require more investment initially, the financial savings over time can be substantial. Energy-efficient buildings reduce utility bills, and green certifications can increase property values. For businesses, a commitment to sustainability can improve brand reputation, attracting environmentally conscious clients and customers.



- **Resilience to Climate Change:** With the increasing occurrence of extreme weather events, sustainable buildings are often designed to be more resilient. Flood management systems, heat-resistant materials, and efficient waste disposal can help properties withstand climate pressures, making them safer and less vulnerable to potential natural disasters.
- **Positive Community Impact:** Choosing sustainable building practices doesn't just affect the environment or property value; it benefits entire communities. Green buildings often integrate public spaces, green roofs, and community gardens, enhancing social connection and quality of life. In turn, this fosters pride and ownership, encouraging the community to participate in further sustainability initiatives.

Real estate developers, homeowners, and community members are vital in creating a sustainable future. Embracing green principles fosters thriving environments for future generations, making sustainability essential rather than optional. We must educate ourselves, promote eco-friendly policies, and adopt sustainable practices in daily life.

At Bilaad Realty, we integrate eco-friendly practices into all projects, focusing on sustainable designs and energy-efficient solutions to create habitats that benefit the environment. Together, we can choose a green future and positively impact the planet.

PROPERTY TYPE



BILAAD PREMIUM

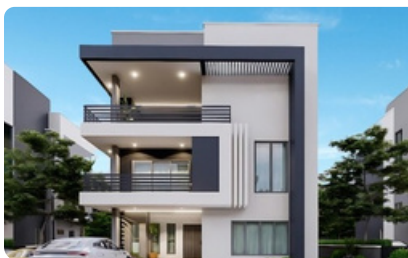
Introducing

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

5% DISCOUNT ON OUTRIGHT PAYMENTS



ONYX ^{sq} 447m2 Net-Floor Area
5 Bedroom - Villa

₦350,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request

PROPERTY TYPE



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

₦220,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



TOPAZ ₦161m² Net-Floor Area
3 Bedroom - Apartment

NOT AVAILABLE

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



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

NOT AVAILABLE

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



AMETRINE ₦96² Net-Floor Area
2 Bedroom - Apartment

NOT AVAILABLE

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

₦475,000,000
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 installa ons no electrical and plumbing installala ons

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

₦580,000,000
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

₦485,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



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

NOT AVAILABLE

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

NOT AVAILABLE

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



AMMOLITE ₦235m² Net-Floor Area
2 Bedroom - Penthouse

NOT AVAILABLE

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 On Request
Kitchen Cabinet & Appliances
All Room Wardrobes



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

₦148,000,000
Semi-Finished

Finishings On Request
Add-ons On Request
Kitchen Cabinet & Appliances
All Room Wardrobes



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

NOT AVAILABLE

Finishings On Request
Add-ons On Request
Kitchen Cabinet & Appliances
All Room Wardrobes



JADEITE ₦43m² Net-Floor Area
Studio Apartment

₦52,000,000
Semi-Finished

Finishings On Request
Add-ons On Request
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 diferent 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

₦330,000,000
Semi-Finished

Finishings On Request
Add-ons On Request
Kitchen Cabinet & Appliances
All Room Wardrobes

PROPERTY TYPE

HOUSE TYPES

9 MONTHS PAYMENT PLAN ON BALI ISLAND PROPERTIES



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

₦185,000,000
Semi-Finished

Finishings

On Request

Add-ons
Kitchen Cabinet & Appliances
All Room Wardrobes

On Request



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

₦160,000,000
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: **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



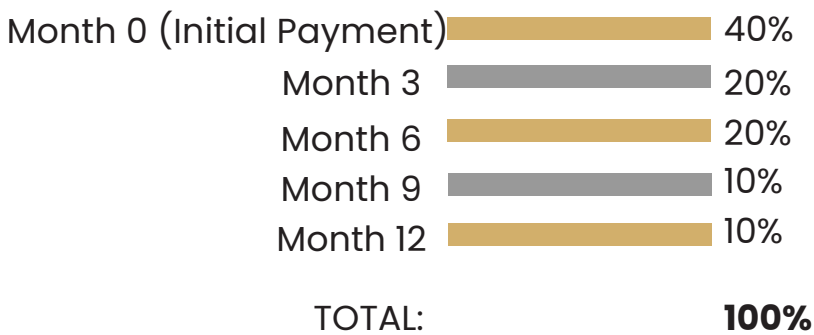
PRODUCT NAME: **AMETRINE**
SPECIFICATION: 2 BEDROOM APARTMENT
LOCATION: BALI ISLAND, LIFE CAMP, ABUJA

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 to provide reasonable convenience for customers. Furthermore, we are working closely with financial institutions to offer alternative financing options worth considering by clients to enable them to secure great investments at the same time.

PAYMENT SCHEDULE

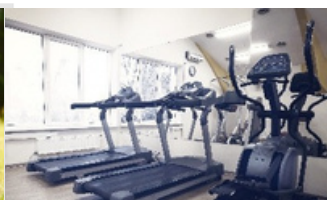


5%
DISCOUNT ON
OUTRIGHT PAYMENTS

ESTATE FACILITIES



RECREATION



GYM



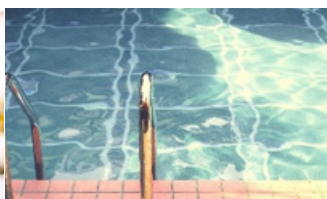
CCTV SURVEILLANCE
AND SECURITY



CENTRAL GAS SYSTEM



HOME AUTOMATION



SWIMMING POOL



INTERCOMM



FIBRE OPTICS
CONNECTIVITY

Find the ISLANDS

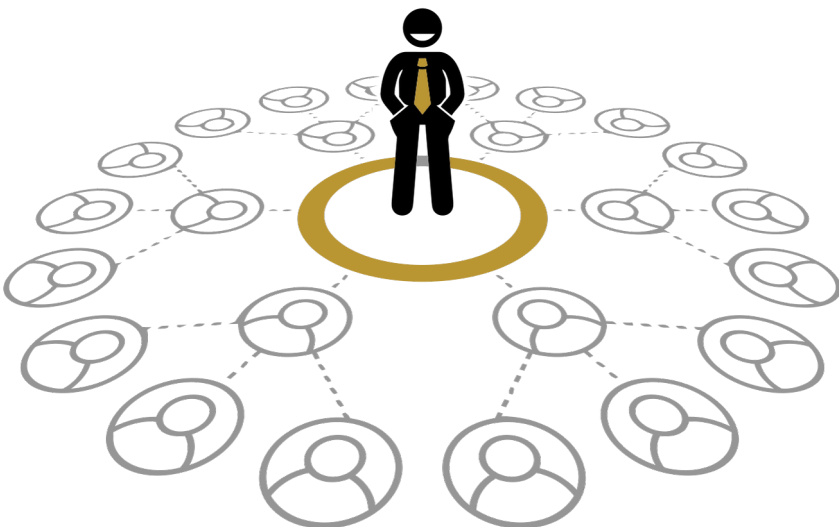
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L O E A M A Z O N O I H M S E
B D I S A W O B O B R G U A O
I X E N Y S D I R M N H T A Y

KEY

- Amazon
- Bobowasi
- Mauritius
- Bahamas
- Seychelles
- Bali
- Fiji
- Barbados

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1.0

The Future
in perspective

2.0

30 under 30:
women in business

3.0

Battle of the Tech
Geniuses:

**Unleashing
Future
Innovators.**

Think Sustainability



Secure &
Serene
Locations



Sustainable
Investment



Sustainable
Environment



Sustainable
Relationships



Sustainable
Architecture

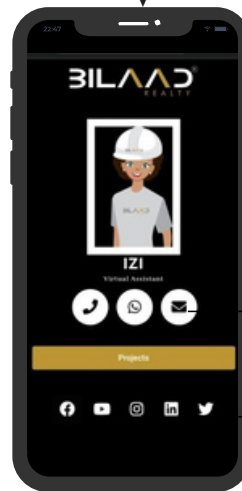


REACHING US JUST GOT IZI

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

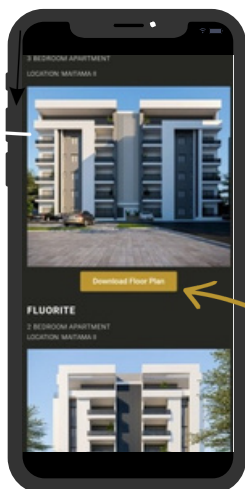
(make inquiries and schedule tours)

CLICK THE BUTTON AND FIND 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)

