



**TWEAK REAL  
ESTATES**  
FIRM LIMITED  
RC: 1660726



**NIMBUS**  
— ESTATES —

# Property Catalogue



**OFF EPE TOLL GATE  
ROAD, EPE LAGOS.**



**A DEVELOPMENT BY  
TWEAK REAL ESTATES FIRM LTD.**

**PRODUCT  
MONOGRAPH**

# Welcome to Nimbus Estates

Nimbus Estates is a premium real estate development designed for forward thinking individuals and families who value security, growth and legacy, strategically located off Epe Toll Gate Road, Epe, Lagos. Nimbus Estates offers you the perfect opportunity to own land in a fast developing corridor with immense potential.

## Property Overview



**PROPERTY NAME:**  
NIMBUS ESTATES



**LOCATION:**  
OFF EPE TOLL GATE  
ROAD, EPE LAGOS.



**PROPERTY TYPE:**  
Residential/  
Mixed use



**AVAILABLE PLOT SIZES:**  
500sqm & 1000sqm



**PAYMENT PLAN:**  
Outright Payment or  
Installment (Within 0 -12 Months)



**CURRENT PRICE:**  
500sqm - N2,500,000  
1000sqm - N5,000,000



**TITLE/DOCUMENTATION:**  
Registered Survey &  
Deed Of Assignment



# Key Features & Benefits

Nimbus Estates gives you more than just land. It gives you peace of mind, growth and a future you can be proud of.



## **Strategic Location**

Off Epe Toll Gate Road, Epe, Lagos.



## **Good Road Network**

Easily accessible with ongoing infrastructural development.



## **High Investment Appreciation**

Located in a fast-growing area with strong returns on investment.



## **Registered Survey & Deed of Assignment**

Comes with genuine documentation for peace of mind.



# Price & Payment Plan

Own a piece of a thriving community. Nimbus Estates offers flexible payment options making it easier for you to secure your land and build your future.

NOW SELLING AT

# ~~₱2.5M~~

/500SQM

3 MONTHS

# ~~₱2.7M~~

/500SQM

6 MONTHS

# ~~₱3M~~

/500SQM

12 MONTHS

# ~~₱3.5M~~

/500SQM

## Steps To Purchase

- ✓ Make initial deposit
- ✓ Fill and submit the Property Submission Form
- ✓ Provide required documents
- ✓ Allocation and documentation
- ✓ Final payment (within 3-6 months for installment)
- ✓ Physical allocation of your plot

## Bank Account Details

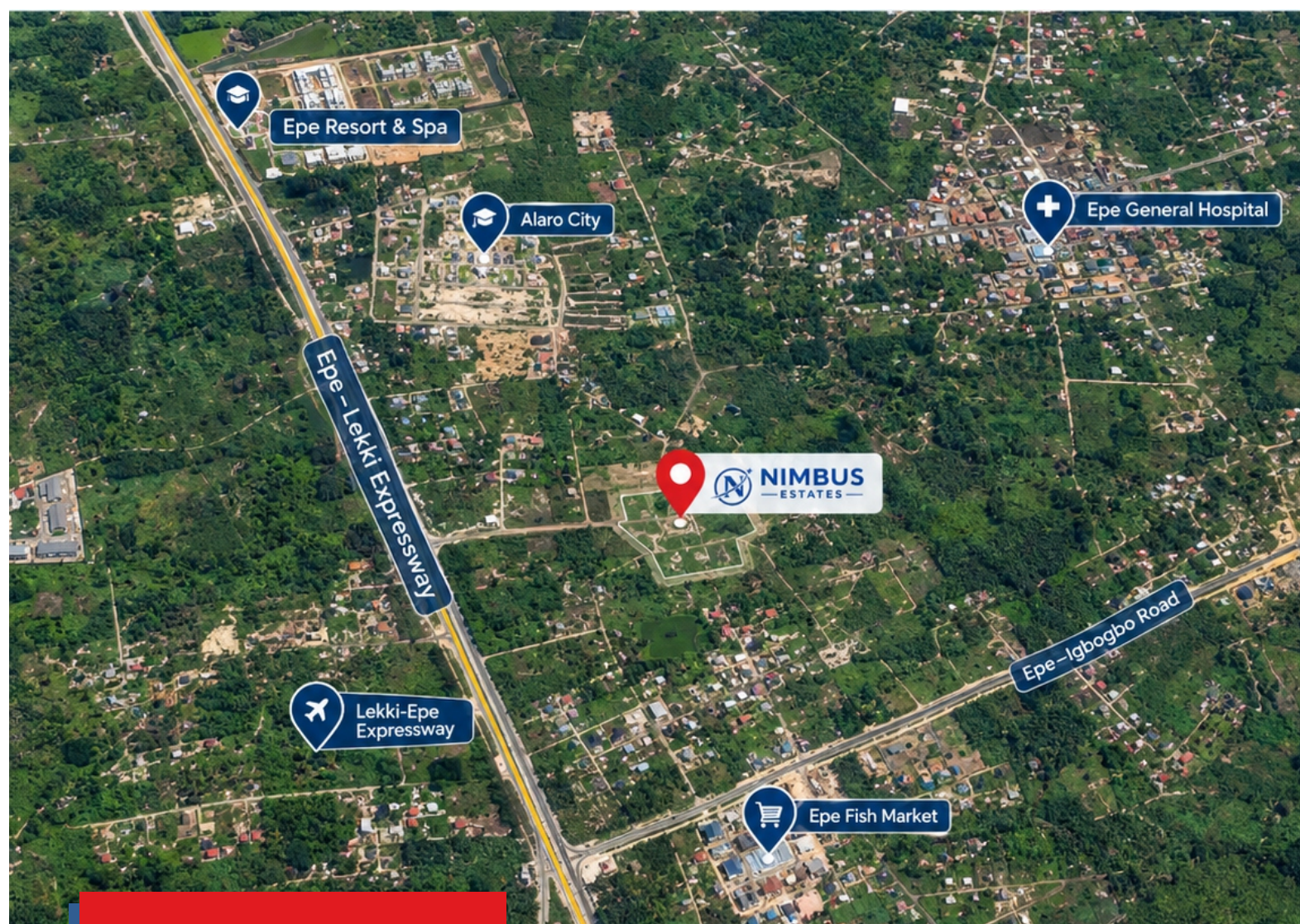
Account Name:

**TWEAK REAL ESTATES  
FIRM LTD.**

Account Number: 1000405624

Bank:  **GLOBUS BANK**

# Location & Accessibility



## KEY ACCESS POINTS



**EPE TOLL GATE**  
3 MINS



**ALARO CITY**  
5 MINS



**LEKKI INTERNATIONAL  
AIRPORT (PROPOSED)**  
40 MINS



**EPE FISH MARKET**  
10 MINS



**EPE GENERAL  
HOSPITAL**  
12 MINS

# Site Layout Plan

A thoughtfully designed layout that maximizes space, accessibility future value.



# Title & Documentation

Your investment at Nimbus Estates is fully secured with proper documentation, giving you complete peace of mind.



- ✓ Registered Survey
- ✓ Deed Of Assignment
- ✓ No Hidden Charges
- ✓ Hassle-Free Process
- ✓ Secure & Genuine Documentation

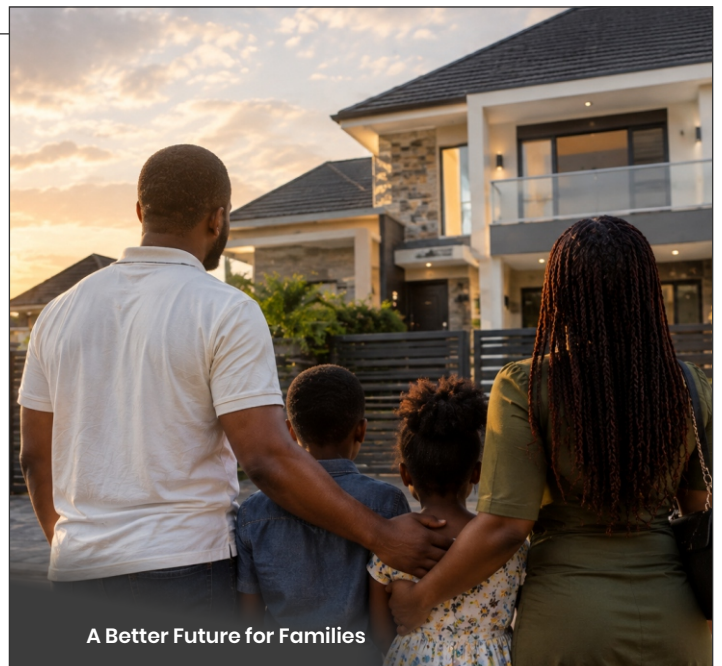


## TERMS & CONDITIONS

- All payment must be made into the company's official account only.
- Allocation in subject to complete documentation and payment.
- The company reserves the right to review prices without prior notice.
- Ensure that all information supplied by you are accurate .

# Gallery & Lifestyle

Experience the beauty, serenity and growth potential of Nimbus Estates. A perfect environment for living, investment and building a lasting legacy.





OFF EPE TOLL  
GATE ROAD,  
EPE, LAGOS.

# Make Nimbus Estates your new legacy



Strategic Location



Good Road Network



High Investment  
Appreciation



Registered Survey  
& Deed of Assignment

NOW SELLING AT

# #2.5M

/500SQM

3 MONTHS

## N2.7M

6 MONTHS

## N3M

12 MONTHS

## N3.5M

## Invest in Nimbus Estates



**TWEAK REAL  
ESTATES**  
FIRM LIMITED



11, Ogundana Street off Allen  
Avenue, (Behind Item 7 Go)  
Ikeja, Lagos.



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