



TROPHY GARDENS ESTATE

Abijo GRA, Ibeju Lekki Lagos

**NOW SELLING
SERVICED PLOTS**

A MIXED-USED SCHEME

DEVELOPED BY:



THE ATLAS PARK AND
ENTERTAINMENT LIMITED

MARKETED BY:



DIVERSE CONCEPTS NIG. LTD.



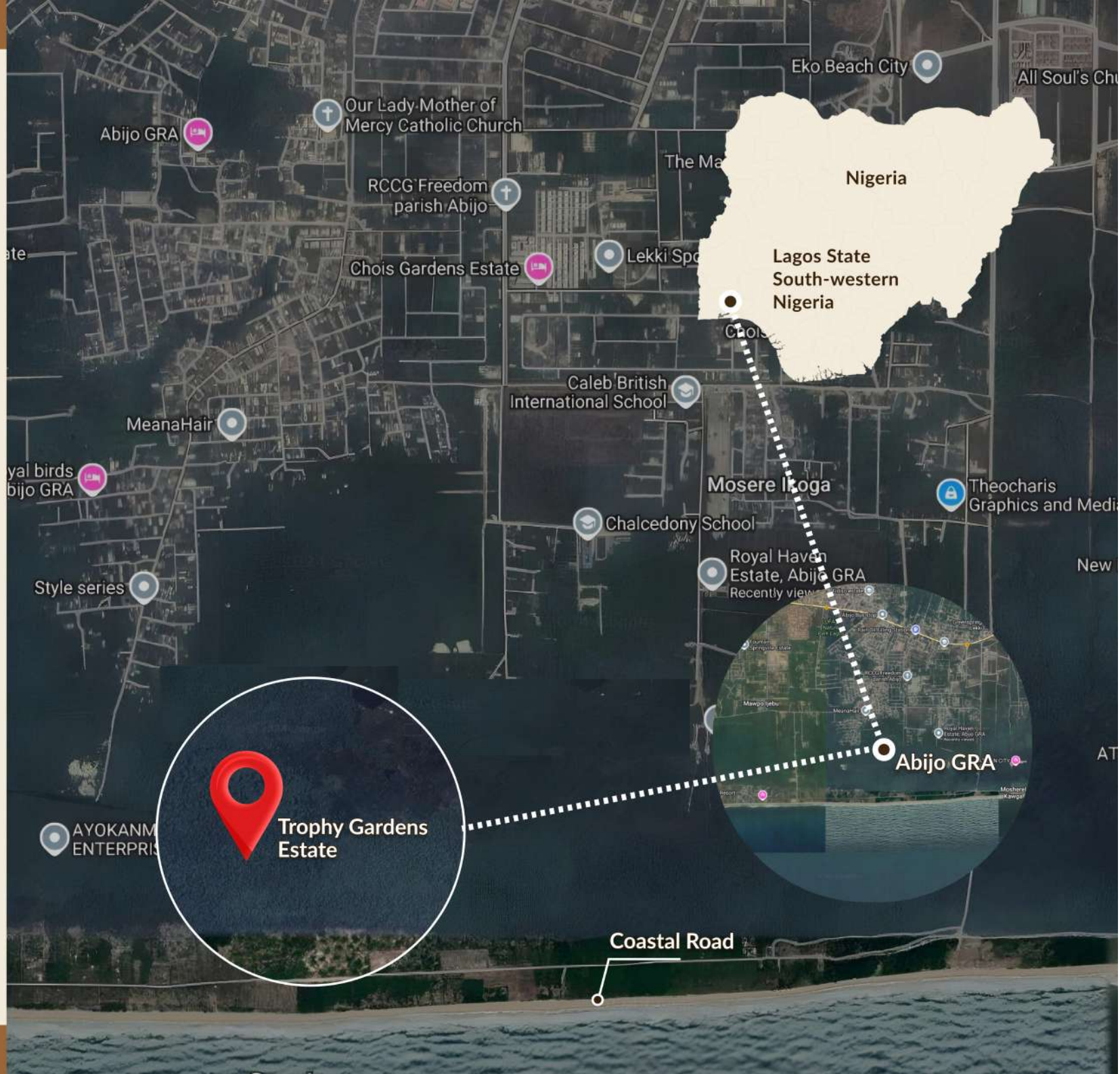
TROPHY GARDENS ESTATE

Location

Atlantic Beach Resort Scheme, Abijo Ibeju-Lekki Lagos

Proximities

- ▶ Novare Mall
- ▶ Lufasi Nature Park
- ▶ Proposed Airport
- ▶ Lagos/Lekki Freezones
- ▶ Proposed Costal Road
- ▶ Dangote Refinery





TROPHY GARDENS ESTATE

About Trophy Gardens Estate (TGE)

Trophy Gardens Estate is located on a prime piece of land offering remarkable opportunities for development, investment, or any venture that aligns with the vision of the new Lagos. Located in the prestigious Atlantic Beach Resort Scheme, Abijo GRA, Ibeju Lekki, Lagos State, this land boasts a secure title of Certificate of Occupancy (C of O).

The estate is strategically positioned near the Lagos-Calabar Coastal Highway, providing unparalleled access to key urban centers and natural attractions. Situated in a rapidly developing area, Trophy Gardens Estate is surrounded by major landmarks such as the Dangote Refinery, Novare Shoprite, and Lufasi Nature Park. It is located right beside the proposed Atlas Park Smart City Project, consisting of a cutting edge new city development representing the feature of luxurious living in the western coast.

Trophy Gardens Estate is excellently designed and will come ready with paved roads, secure perimeter fencing, and lush green spaces. Its unique location offers a harmonious blend of modern infrastructure and natural beauty, making it ideal for future residential, commercial, or recreational developments, providing both tranquility and connectivity.

The Estate will also have world class infrastructure and comprehensive amenities including covered drainage, street lighting, underground cabling, CCTV cameras, and recreational parks, our Estate is poised to support a thriving community. Trophy Gardens Estate is more than a plot of land, it is a canvas to realize your dreams and aspirations, in one of Lagos State's most in-demand areas.

Land Title Information



Total Land Size
100,000SQM



Land Title
Lagos State CofO



Land Use
Mixed-Use Development



Lease Term
80 Years

Best-in-class

Amenities, Facilities & Services



PERIMETER FENCING

- Ensures security and privacy.
- Clearly defines property boundaries.



PAVED ROAD

- Provides smooth and accessible transportation.
- Enhances the aesthetic appeal of the estate.



COVERED DRAINAGE

- Prevents waterlogging and flooding.
- Promotes a clean and hygienic environment..



RECREATION PARK

- Offers a space for relaxation and leisure.
- Offers children an ambient environment for extracurricular activities



STREET LIGHT

- Enhances safety and security at night.
- Adds to the beauty of the estate after dark.



UNDERGROUND CABLING

- Reduces visual clutter from overhead wires.
- Protects cables from weather and damage.



CCTV

- Provides round-the-clock surveillance.
- Enhances security for residents and property.



GREENERY TREES

- Adds natural beauty and serenity.
- Provides shade and improves air quality.





Trophy Gardens Estate is envisioned to set **a new standard for luxurious living** in Nigeria and the West Africa region. We aim to redefine urban living with modern infrastructure, and community-centric facilities.

Vibrant Community

Trophy Gardens aim to create a thriving, inclusive community. By offering diverse recreational facilities and promoting community engagement, we will foster a sense of belonging and vibrant neighborhood spirit.

Exceptional Quality

Our commitment to quality is unwavering. Trophy Gardens will feature top-notch infrastructure, modern amenities, and meticulous attention to detail, providing residents with a luxurious and comfortable living environment.

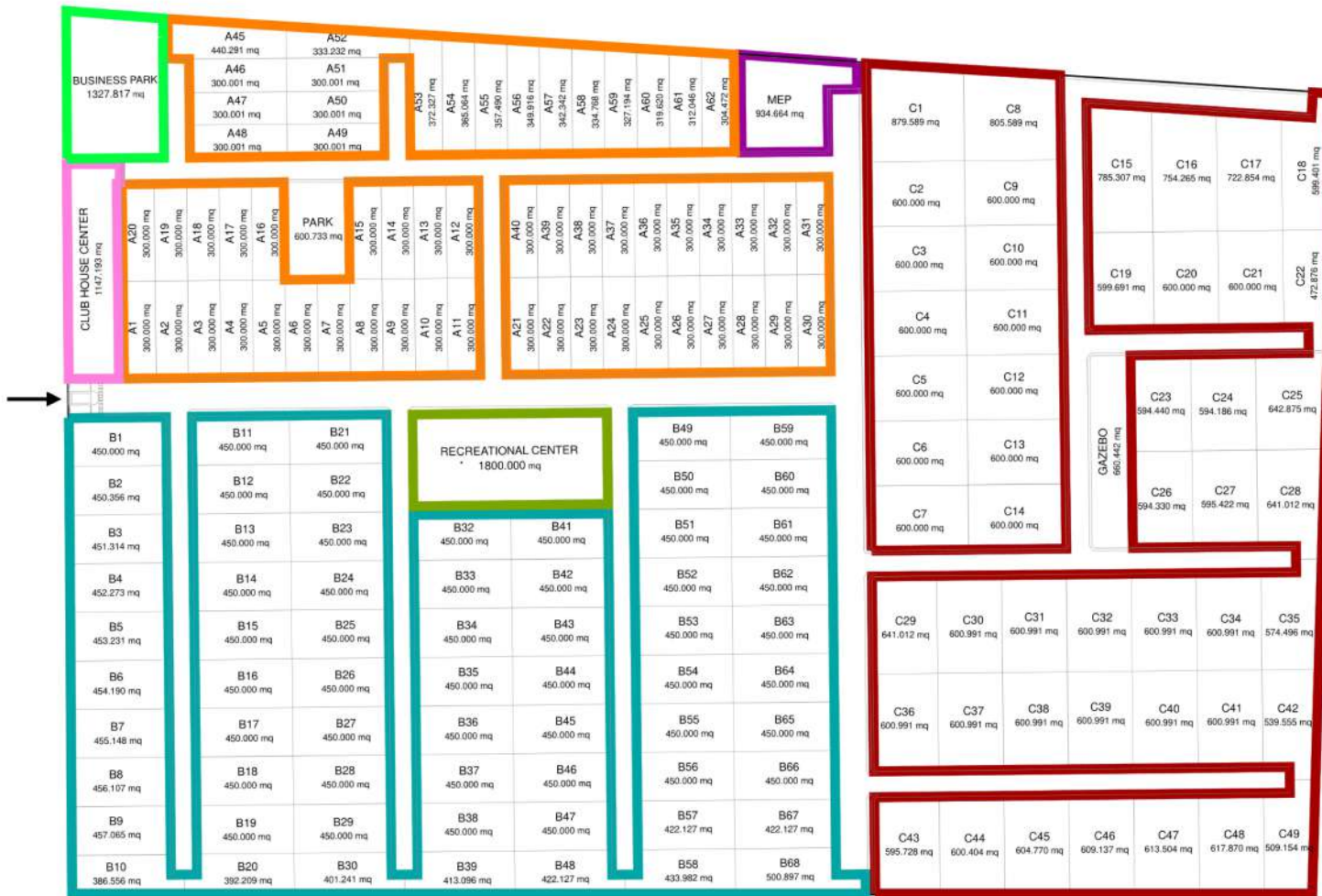
Sustainable Living

We envision Trophy Gardens as a model of sustainability, where eco-friendly practices and green spaces are integrated into every aspect of the estate, ensuring a harmonious balance with nature.



TROPHY GARDENS ESTATE

Abijo GRA, Lekki Lagos



Now Selling...

SERVICED PLOTS FOR:

Fully-Detached Buildings

Semi-Detached Buildings

Terrace Buildings

Residential

Low Density Plots:

300SQM

Medium Density Plots:

450SQM

High Density Plots:

600SQM

Installment (Payments within 18months)

Initial Deposit: 2nd Installment: 3rd Installment: 4th Installment:

From 10% From 20% From 20% From 20%

5th Installment: 6th Installment: 7th Installment:

From 15% From 10% From 5%

Minimum Deposit: 10% of the plot size

for availability, current prices, and installment plans kindly contact:

+234 812 6678 518 | +234 916 0005 969

✉ info@diverseconceptsng.com 🌐 www.diverseconceptsng.com

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Plot Typologies & Uses



Fully-Detached Buildings

Plot Size: From 300sqm

One single family dwelling unit
Residential Typology A



Fully-Detached (Villas)

Plot Size: From 450sqm

One single family dwelling unit
Residential Typology B



Semi-Detached Buildings

Plot Size: From 450sqm

Two family dwelling units
Residential Typology B



Terrace

Plot Size: 600sqm

Three family dwelling units
Residential Typology C

Project Execution Plan

Phasing Strategy



Sand filling & Perimeter Fencing

In the first stage, we will begin by sand-filling the land and erecting a secure perimeter fence around the estate.



Infrastructure

In the second stage, we will lay down vital infrastructure, including paved roads, covered drainage systems, and reliable power lines



Development of Units

In the third stage, subscribers will commence with the construction of their residential units, bringing the estate to life with modern and luxurious homes.



Why you should Invest NOW in Trophy Gardens Estate



Prime Location

- Trophy Gardens Estate, in the Atlantic Beach Resort Scheme, Abijo GRA, Ibeju Lekki, is ideally located near Dangote Refinery, Novare Shoprite, Lufasi Nature Park, and Atlas Park Smart City as well as top schools, and the scenic Coastal line, making it a prime spot for living and investment.

Secure Title Document

- With the Lagos State Certificate of Occupancy (CofO), you can rest assured that your investment is legally recognized and secure. This eliminates any risk of land disputes and provides peace of mind.



High Return on Investment

- The rapid development in Ibeju Lekki ensures that property values are on the rise. Investing in Trophy Gardens Estate guarantees a high return on investment, making it a smart financial decision.
- Off plan prices are currently at a 25% discount for a very limited number of plots

Comprehensive Amenities

- The estate offers world-class amenities including paved roads, covered drainage systems, recreation parks, street lighting, underground cabling, etc. These features enhance the quality of life for residents and increase the estate's overall value.





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MOUNTAIN



DIVERSE CONCEPTS
PVT. LTD.



Trophy Gardens
Estate

DIVER'S CONCEPTS
NIG. LTD

DRONE SHOT

VIII

Atlantic Beach

Smart City

Trophy Gardens Estate

Ongoing Coastal Road Construction

DIVER CONCEPTS LTD.

DRONE SHOT





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Abijo GRA, Lekki Lagos

Contact Us

+234 812 6678 518 | +234 916 0005 969

✉ info@diverseconceptsng.com 🌐 www.diverseconceptsng.com

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Estate location

Atlantic Beach Resort Scheme,
Abijo Ibeju-Lekki Lagos
(Along the proposed Coastal Road)
15 minutes from Victoria Island