



EDHEKA INVESTMENT
COMPANY LIMITED

EARLY-ENTRY PRICING NOW OPEN



IGBO-EFON • LEKKI • LAGOS

EICL Close

Serviced luxury apartments, thoughtfully made.

RESIDENCES

29 apartments

HOMES

1, 2 & 3 bedrooms

LIFESTYLE

Pool, clubhouse & elevators

HANDOVER

June 2028

A new standard for living in Igbo-Efon

EICL Close is a boutique development of 29 serviced apartments on Omo-Oba Olukolu Street, Igbo-Efon, one of the Lekki axis's fastest-growing residential neighbourhoods.

Rising four levels over an elevated ground floor, the building pairs a clean white façade with warm timber cladding, glass balconies and decorative screens. Inside, every home is planned around comfort and privacy: separate kitchens, en-suite bedrooms and generous living spaces.

At ground level, a private pool, clubhouse and landscaped green spaces create a resort-style setting you'd rarely find in a mid-rise building in the area.



2,100 m ²	G + 3	29	3
SITE AREA	STOREYS	APARTMENTS	PASSENGER ELEVATORS

Luxury without compromise

Many developments in Igbo-Efon cut costs by leaving out elevators and shared amenities. EICL Close includes them from day one, along with 24-hour hybrid power, secure parking and on-site management, so residents enjoy the full serviced-living experience.

Every bedroom en-suite. Every kitchen enclosed. A pool and clubhouse just downstairs.

Homes for every stage of life

12 UNITS

One-Bedroom

Efficient, stylish homes, ideal for young professionals, executive rentals and short-let operators.

08 UNITS

Two-Bedroom

Well-proportioned homes for couples and small families, one of the most sought-after layouts in Lekki.

09 UNITS

Three-Bedroom

Spacious family residences with large living and dining areas and en-suite bedrooms throughout.



Designed for real living

Separate, enclosed kitchens

Full walls instead of an open plan, for better ventilation, privacy and more room for cabinets.

More usable space

Layouts designed to give up to 13% more usable living space than comparable apartments in the market.

All en-suite bedrooms

Every bedroom has its own bathroom with premium sanitary ware, plus a guest WC and pantry.

Private outdoor space

Glass-balustrade balconies and terraces bring in natural light and give every home a view.





AMENITIES & LIFESTYLE

Resort-style living, right at home



Swimming pool & deck

A private ground-floor pool with a lounge deck and soft evening lighting.



Residents' clubhouse

A shared space for relaxing, meeting neighbours and hosting guests.



Three elevators

Fast, easy access to every floor, a rare feature for mid-rise buildings in Igbo-Efon.



24-hour hybrid power

Uninterrupted power from the public grid, solar and heavy-duty standby generators.



Covered parking

Plenty of ground-level parking for residents and guests beneath the building.



Security & concierge

Gatehouse security, concierge desks, separate entry and exit points, and an on-site management office.

A thoughtfully planned site



Aerial view showing the pool deck, landscaped edges and broad paved driveway.

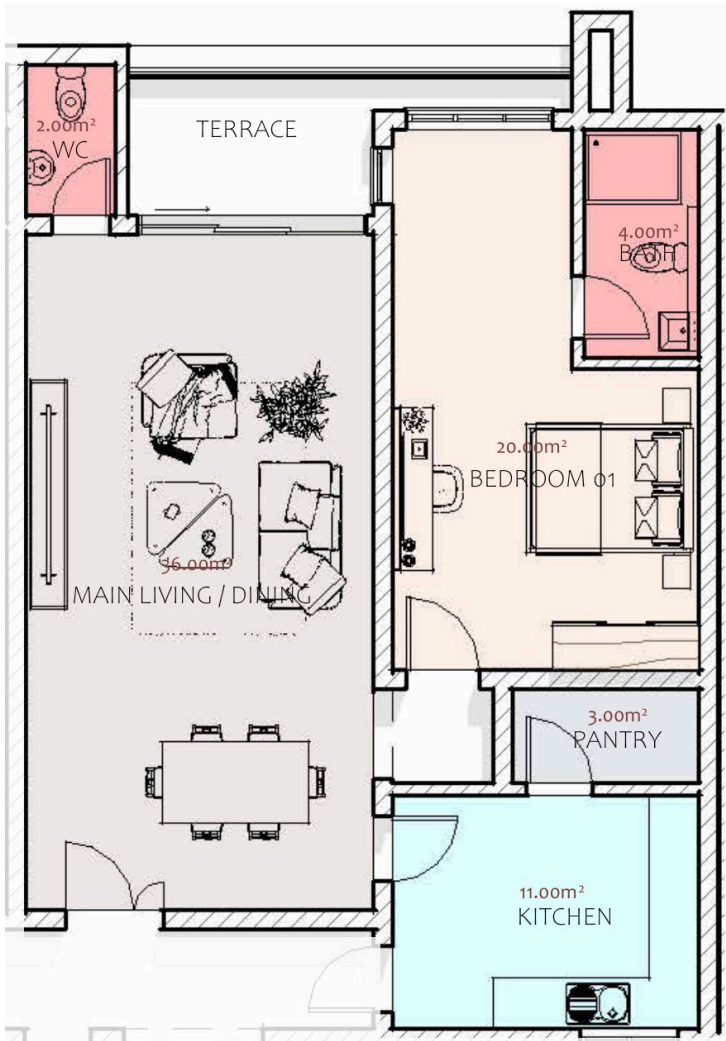


Ground floor: gated entrance and exit, covered parking, three concierge lobbies, two garden apartments, management office, pool, pool deck and clubhouse.

One-Bedroom Apartment

≈ 76 m²

INTERNAL ROOM AREA · 12 UNITS



Room schedule

Living / dining	36.0 m ²
Master bedroom	20.0 m ²
En-suite bathroom	4.0 m ²
Kitchen (enclosed)	11.0 m ²
Pantry / store	3.0 m ²
Guest WC	2.0 m ²
Total room area	≈ 76 m²

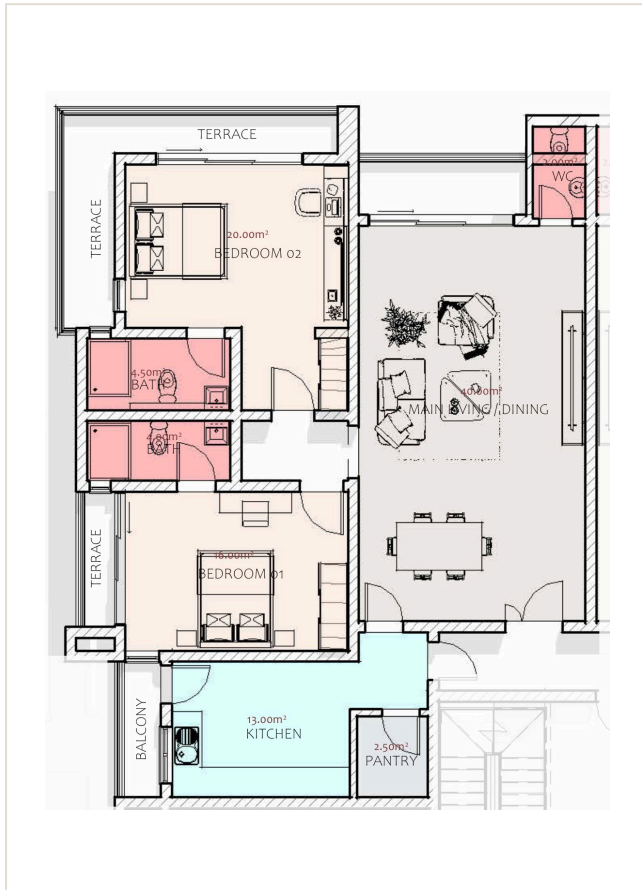
Plus a private terrace off the living room.

- Large 36 m² living and dining room opening onto a terrace
- Separate kitchen with its own pantry
- Guest WC, so visitors never use the en-suite
- Ideal for owner-occupiers, executive rentals and short-lets

Two-Bedroom Apartments

85–102 m²
INTERNAL ROOM AREA · 8 UNITS

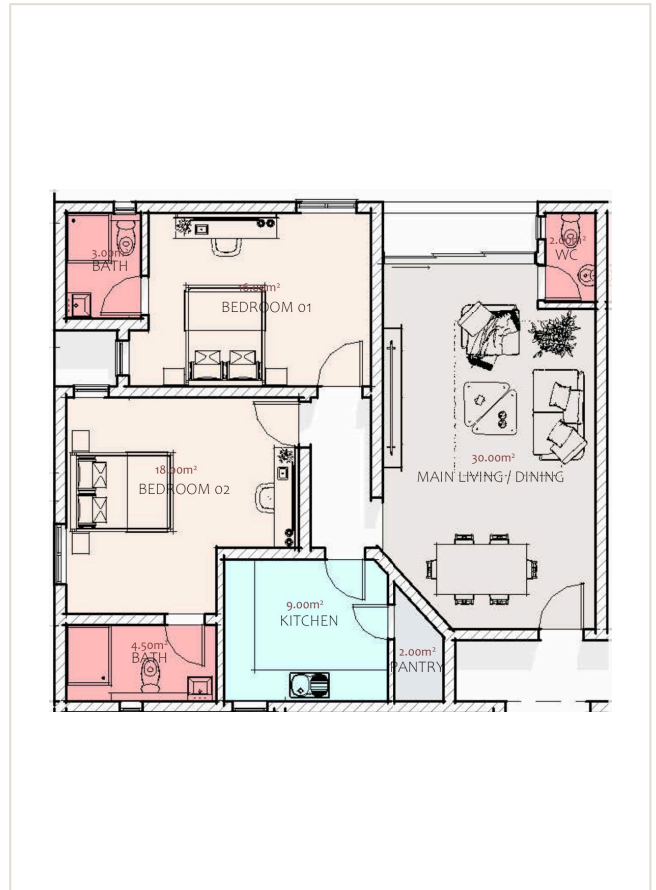
B1 · Upper floors $\approx 102 \text{ m}^2$ 6 UNITS



Living / dining	40.0 m ²
Master bedroom + en-suite	20.0 + 4.5 m ²
Bedroom 2 + en-suite	16.0 + 4.0 m ²
Kitchen + pantry	13.0 + 2.5 m ²
Guest WC	2.0 m ²
Total room area	$\approx 102 \text{ m}^2$

Plus a kitchen balcony and two bedroom terraces.

B2 · Garden floor $\approx 85 \text{ m}^2$ 2 UNITS

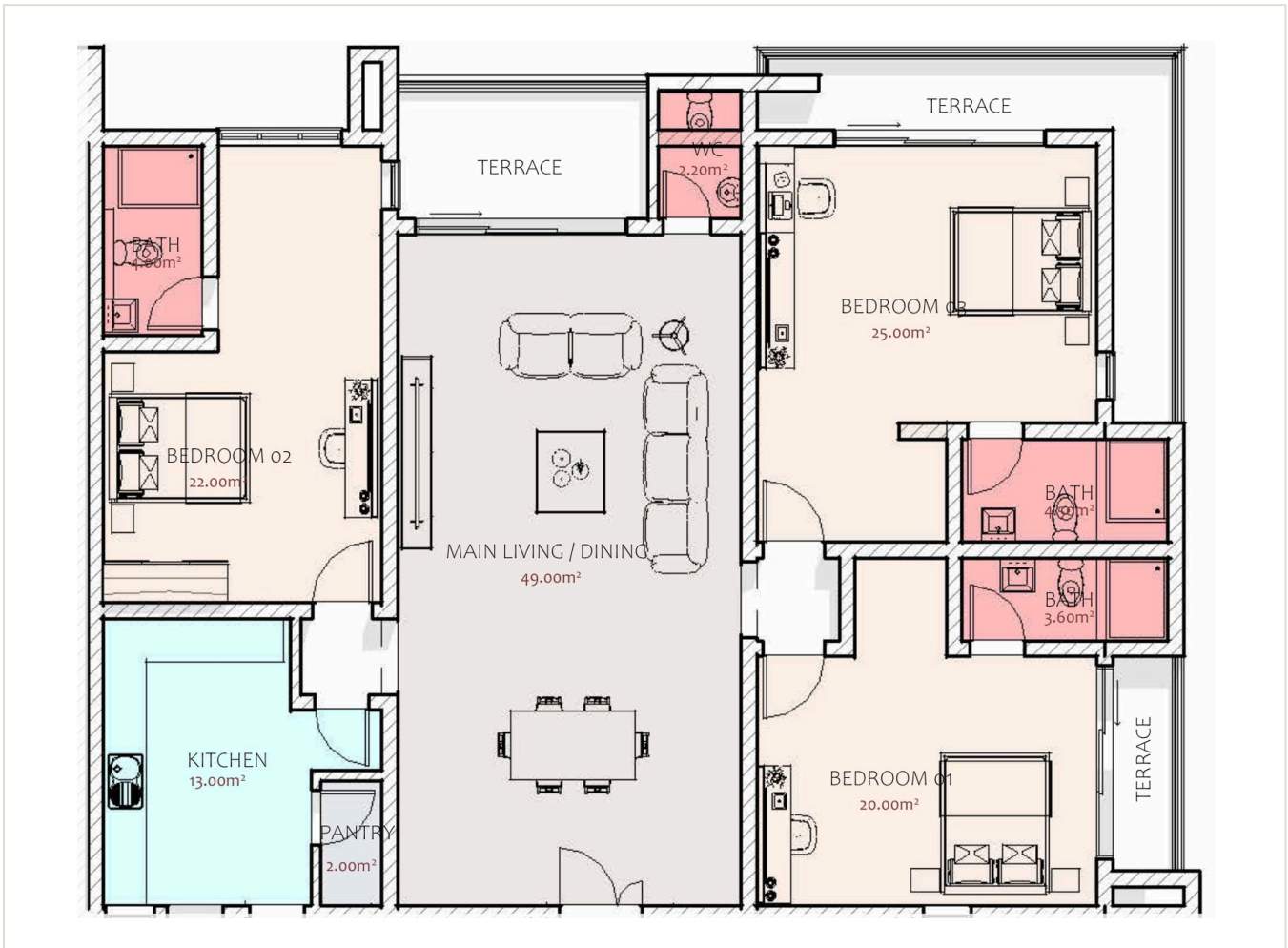


Living / dining	30.0 m ²
Master bedroom + en-suite	18.0 + 4.5 m ²
Bedroom 2 + en-suite	16.0 + 3.0 m ²
Kitchen + pantry	9.0 + 2.0 m ²
Guest WC	2.0 m ²
Total room area	$\approx 85 \text{ m}^2$

Faces the landscaped garden, a short walk from the pool deck and clubhouse.

Three-Bedroom Apartment

≈ 145 m²
INTERNAL ROOM AREA · 9 UNITS



Room schedule

Living / dining	49.0 m ²
Master bedroom + en-suite	25.0 + 4.0 m ²
Bedroom 2 + en-suite	22.0 + 4.0 m ²
Bedroom 3 + en-suite	20.0 + 3.6 m ²
Kitchen + pantry	13.0 + 2.0 m ²
Guest WC	2.2 m ²
Total room area	≈ 145 m²

Highlights

- A 49 m² living and dining room, the largest in the development
- Three en-suite bedrooms, including a 25 m² master
- Two private terraces plus a terrace off the living room
- Kitchen with pantry and a service balcony
- Spacious family living, with elevator access to every floor

Buy at the start, not the finish

A limited early-entry allocation of six apartments (two of each type) is available at prices set well below current asking prices for comparable apartments in Igbo-Efon.

ONE-BEDROOM

2 UNITS

₦55m

≈ 76 m² · about ₦724k per m²

TWO-BEDROOM

2 UNITS

₦75m

85–102 m² · from ₦735k per m²

THREE-BEDROOM

2 UNITS

₦110m

≈ 145 m² · about ₦759k per m²

How early-entry prices compare with the market

Asking prices for similar apartments for sale in Igbo-Efon, September 2026



Planned price stages

EICL's target list prices for later releases (indicative)

APARTMENT	EARLY ENTRY (NOW)	OFF-PLAN RELEASE	AT COMPLETION
One-Bedroom	₦55.0m	₦78.1m	₦102.3m
Two-Bedroom	₦75.0m	₦106.5m	₦139.5m
Three-Bedroom	₦110.0m	₦156.2m	₦204.6m

Priced below the market

Early-entry buyers pay less than current asking prices for comparable apartments nearby.

Prices go up in stages

Once the early allocation is sold, remaining units are released at off-plan and then completion prices.

More than most offer

Elevators, a pool, a clubhouse and 24-hour power help the building stand out to buyers and tenants.

Market ranges come from asking prices for flats listed for sale in Igbo-Efon on Nigeria Property Centre and PropertyPro (September 2026). They are not valuations. Planned price stages are EICL's targets and depend on market conditions. Property values can go down as well as up, and no return is guaranteed. Prices may change without notice.

PAYMENT PLAN

Pay in three stages, tied to progress

Payments are linked to visible construction milestones, and every payment goes into the project's dedicated development account.

20%

RESERVATION DEPOSIT

Due when you reserve your apartment. It funds state regulatory approvals (about 3 months).

1-Bed	₦11.0m
2-Bed	₦15.0m
3-Bed	₦22.0m

50%

FOUNDATION STAGE

Due once regulatory approvals are granted. It funds piling, pile caps and the ground slab (about 4 months).

1-Bed	₦27.5m
2-Bed	₦37.5m
3-Bed	₦55.0m

30%

FINAL INSTALMENT

Due when the foundation stage is complete. It funds the superstructure.

1-Bed	₦16.5m
2-Bed	₦22.5m
3-Bed	₦33.0m

Amounts shown are for early-entry prices. Payment terms for later releases are available on request.

LOCATION

At the heart of the Lekki axis

Igbo-Efon is quickly becoming one of Lagos's most desirable residential areas: quiet, well connected, and a short drive from the business and lifestyle hubs of Lekki, Victoria Island and Ikoyi.

Omo-Oba Olukolu Street,
Igbo-Efon, Eti-Osa LGA, Lagos

Growing area: demand for premium homes is rising

Connected: right off the Lekki-Epe Expressway

Secure title: land free from government acquisition and local disputes

Architecture: Voltron Design Studios

1 min

TO THE LEKKI-EPE
EXPRESSWAY

15–20 min

TO VICTORIA
ISLAND

Built by Edheka Investment Company

Edheka Investment Company Limited (EICL) is a Lagos real estate developer focused on well-designed, fully serviced residential developments on the Lekki axis. We combine careful financial planning with hands-on construction management to deliver quality homes on schedule.

TRACK RECORD · EICL CRESCENT

Our current project, **EICL Crescent**, is a 24-unit apartment development (12 one-bedroom and 12 two-bedroom homes) now under construction. Some early buyers have already resold their units off-plan at higher prices than they paid. EICL Close follows the same design, pricing and delivery model.



EICL Crescent today: first-floor slab complete, with the signature V-columns and structural frame in place.

The delivery team



Reke Edheka

MANAGING DIRECTOR

8+ years in financial services, asset management and real estate development, including roles at Rock Realty and Redwood Asset Management.



Ebisan Atsemudiara

FINANCIAL ADVISOR

CEO of RFA Capital Advisors and former Portfolio Manager at AXA Mansard. Oversees the project's financial governance.

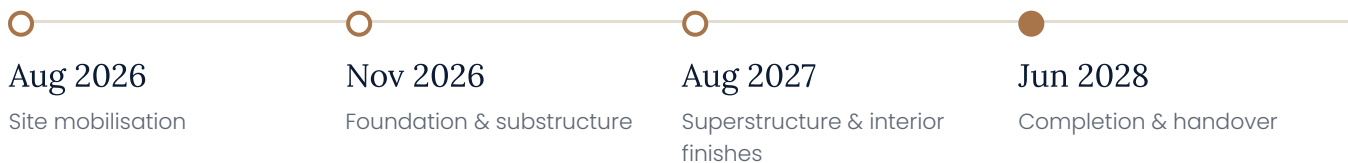


Ojo Gaius

SURVEYOR & PROJECT MANAGER

10+ years in construction project management, geospatial services and site delivery.

Project timeline





SECURE YOUR HOME

Only 29 residences. Reserve yours early.

Early-entry prices are available for just six apartments. Get in touch to reserve yours or ask for the full information pack.

CALL / WHATSAPP

+234 806 254 6799

EMAIL

investments@edheka.com

WEBSITE

edheka.com

OFFICE

2B Ashbell Apartment,
Alpha Beach, Lagos

01

Get in touch

Ask for the full information pack, with detailed floor plans and 3D renders.

02

Reserve your home

Choose your apartment type and pay the 20% reservation deposit.

03

Sign & pay by milestone

Sign your agreement and pay the remaining balance at each construction milestone, into the dedicated development account.



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