



# DeBoulevard

 OSHOROKO, FREE TRADE ZONE

SUBSCRIPTION FORM



[pwanperfection.com](http://pwanperfection.com)



# DeBoulevard

## SUBSCRIPTION FORM

**TYPE OF PLOTS:** ☐ RESIDENTIAL ☐ COMMERCIAL (ATTRACTS 10%) ☐ CORNER PIECE PLOT(S) (ATTRACTS 10%)  
**PAYMENT:** ☐ OUTRIGHT ☐ INSTALLMENT  
**NUMBER OF PLOTS:**  **PLOT SIZE:** ☐ 300SQM ☐ 450SQM ☐ 600SQM

AFFIX  
A PASSPORT  
PHOTOGRAPH

### SECTION 1: SUBSCRIBER'S DETAILS

Please complete all fields in block letters. Fields marked with asterisks (\*) are mandatory. Tick boxes where appropriate.

**NAME\***   
Mr. ☐ Mrs. ☐ Miss. ☐ Others ☐ Surname Other Names  
  
**NAME OF SPOUSE\***   
(If Applicable) Surname Other Names  
**ADDRESS\***   
  
**DATE OF BIRTH\***       **GENDER\*** MALE ☐ FEMALE ☐  
**MARITAL STATUS\***  **NATIONALITY\***   
**OCCUPATION**  **EMPLOYER'S NAME**   
**COUNTRY OF RESIDENCE**  **LANGUAGE SPOKEN**   
**EMAIL ADDRESS\***   
**TELEPHONE NUMBER\***  **MOBILE NUMBER\***

### SECTION 2: NEXT OF KIN

**NAME**  **ADDRESS**   
**PHONE NUMBER**   
**EMAIL ADDRESS**

### SECTION 3: SUBSCRIBER'S DECLARATION

I.....hereby affirm that all information provided as a requirement for the land in De Boulevard located in Origanrigan, Oshoroko Beside Dangote Quarters, Lekki Free Trade Zone, Ibeju-lekki Lga, Lagos State, is true and any false or inaccurate information given by me may result in the decline of my application.

**SIGNATURE OF SUBSCRIBER\*** \_\_\_\_\_

**NAME\*** \_\_\_\_\_

**DATE\*** \_\_\_\_\_

### FOR REFERRAL DETAILS

**NAME\***   
**DATE\***       
**PHONE NO**   
**EMAIL**

**Q1. WHERE IS DE BOULEVARD?**

DE BOULEVARD is situated at ORIGANRIGAN, OSHOROKO BESIDE DANGOTE QUARTERS, LEKKI FREE TRADE ZONE, IBEJU-LEKKI LGA, LAGOS STATE

**Q2. WHY SHOULD I BUY DE BOULEVARD?**

DE BOULEVARD enjoys proximity to major government presence & commercial investment landmarks like Deep Sea Port, Dangote Industries, Dano Milk, Kellogs etc. guaranteeing high Return on Investment.

**Q3. WHO ARE THE OWNERS/ DEVELOPERS OF DE BOULEVARD?**

PWAN PERFECTION BUSINESS INVESTMENTS LTD, an affiliate of PWANPLUS BUSINESS CONCERNS LTD and a member of the PWAN GROUP.

**Q4. WHAT TYPE OF TITLE DOES DE BOULEVARD HAVE?**

Certificate of Occupancy (C of O). The company has the long-term responsibility to ensure/facilitate further perfection of the estate's title subject to subscribers' payment of title perfection fees to be determined and communicated at a future date.

**Q5. WHAT ARE THE COORDINATES OF DE BOULEVARD?**

710021.432mN, 619152.321mE

**Q6. ARE THERE ANY ENCUMBRANCES ON THE LAND?**

The land is free from every known government acquisition or interest and adverse claims.

**Q7. WHAT PLOT SIZE(S) IS AVAILABLE? 300sqm & 450sqm & 600sqm****Q8. WHAT IS THE PAYMENT STRUCTURE FOR THE PLOT SIZES?**

(a) Outright payment (0-3 months)- 4,000,000 (300sqm), N6,000,000 (450sqm) & N8,000,000 (600sqm) with minimum initial deposit of N1,000,000 for 300sqm, N1,500,000 for 450sqm and N2,000,000 for 600sqm.

(b) 6months' installment-N4,800,000 (300sqm), N7,200,000 (450sqm),N9,600,000 (600sqm)

(c) 12 months' installment-- N5,600,000 (300sqm), N8,400,000 (450sqm), N11,200,000 (600sqm)

NB: The Company reserves the right to repudiate or defer processing transactions that violate the initial deposit threshold or payments that are made after the official announcement of close of sales. Payment validates subscription even if date on subscription form is earlier than date of payment.

(d) Corner piece and commercial plots attract additional 10% of land cost

(c) Non-payment of the monthly installments as at when due and non-compliance with the payment structure shall be treated as a fundamental breach of the contract which may result in termination or revocation of the contract/OR attract default charge of 5% of the month payment or 5% of the total balance upon demand, OR 5% of the outstanding payment for every month of default after payment expiration. The company reserves the right to review number of plots purchased in the event of payment default.

**Q9. IS THE ROAD TO THE ESTATE MOTORABLE?**

Yes, the road to the estate is motorable.

**Q10. WHAT OTHER PAYMENTS DO I MAKE WITH/AFTER THE PAYMENT FOR THE LAND?**

(Subject to review within 12-24 months)

(a) Deed of Assignment: N200,000 for 300sqm, N300,000 for 450sqm and N400,000 for 600sqm (per plot)

(b) Survey Plan Fees: N380,000 for 300sqm, 450sqm & 600sqm (per plot)

(c) Plot Demarcation: N50,000 for 300sqm, 450sqm & 600sqm (per plot)

(d) Development Fee: N4,167 per square meter (Development fee covers the following: (1) Drainage construction (2) Transformers and Electrification (3) Tarred or interlocked roads (4) Building of special amenities (5) Landscaping and beautification of the estate. etc. NB: Development fees unpaid within 12 months of allocation will attract 2.5% monthly appreciation value.

TOTAL PACKAGE: N5,880,000/plot (300sqm),N8,605,150 /plot (450sqm) & N11,330,000 /plot (600sqm) on outright plan.

**Q11. WHEN DO I GET MY ALLOCATION AFTER PAYMENT?**

Allocation Document would be issued within three (3) months after payment and physical allocation to be done during the annual dry season in order of subscription provided that at least 25% of development fees has been paid.

**Q12. WHEN DO I MAKE THE OTHER PAYMENTS?**

(i) Survey Plan, Deed of Assignment and Plot Demarcation should be paid before Physical Allocation.

(ii) Development fees should be paid either on installment (over a 12 months' period after physical allocation) or outright basis before or after physical allocation

**Q13. WHAT DO I GET AFTER THE INITIAL DEPOSIT & FOR FURTHER INSTALLMENTS?**

A letter of acknowledgement of subscription, receipt of payment and provisional allocation letter for initial deposit; and installment payment receipt(s) for further installments. Estate updates are regularly sent via email & our social media channels. Customers are encouraged to follow us on our social media channels PWANPerfection (Facebook); @pwanperfection (YouTube & Instagram).

**Q14. WHAT DO I GET AFTER COMPLETING PAYMENT FOR THE LAND?**

(a) Completion Payment Receipt, Notification Letter, Contract of Sales & Plot Allocation Document

(b) Power of Attorney & Survey Plan within three (3) months of payment for Q10 (a) & (b), provided that allocation has been done.

**Q15. CAN I START CONSTRUCTION OR BUILDING ON THE LAND NOW?**

A. You can start building on the land after Physical Allocation. Fencing & Gatehouse to be constructed within the first year of introducing the estate and other infrastructure will commence from the 2nd year with regard to the general level of development in the area and satisfactory evidence of possession of plots by subscribers.

B. Please select your proposed timeline for commencing building/development on your plot: 6 MONTHS ☐ 1 YEAR ☐ 2 YEARS ☐ 3 YEARS ☐

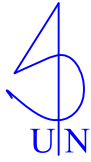



[pwanperfection](#)  

[pwanperfection.com](#)  

[pwanperfection@gmail.com](mailto:pwanperfection@gmail.com)

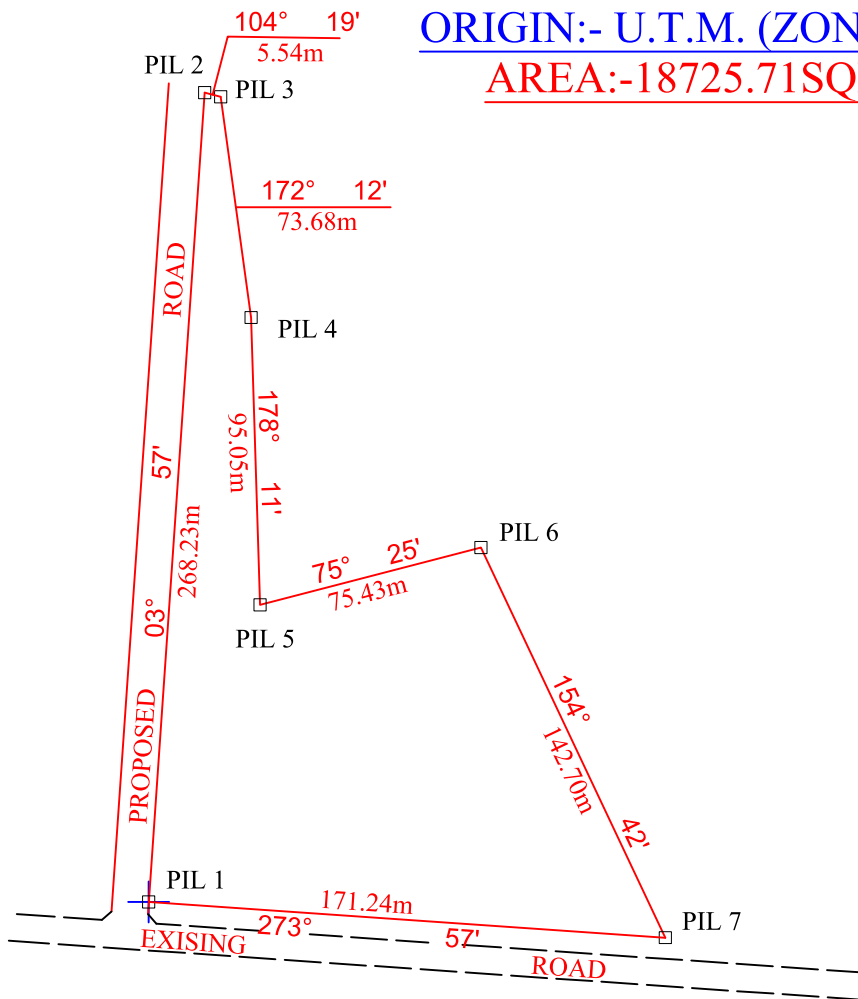




**PLAN SHEWING PROPERTY**  
**SAID TO BELONG TO**  
**PWAN PERFECTION BUSINESS INVESTMENTS LTD.**  
**AT ORIGANRIGAN VILLAGE,**  
**OFF LEKKI FREE TRADE ZONE ROAD,**  
**IBEJU-LEKKI LOCAL GOVT. AREA**  
**LAGOS STATE.**  
**SCALE:- 1:2500**

**ORIGIN:- U.T.M. (ZONE 31)**

**AREA:-18725.71SQM**



**619329.500mE**  
**710009.210mN**

**DeBoulevard**



INTRODUCING!

# DeBoulevard

📍 OSHOROKO, FREE TRADE ZONE

 **CofO**

PLOT SIZE

**300  
SQM**

PROMO  
PRICE

**N4M**

OUTRIGHT PRICE

**ESTATE  
FEATURES**



WELL DESIGNED  
LAYOUT



GOOD DRAINAGE  
SYSTEM



GAME  
CENTER



GREEN  
AREA



STREET  
LIGHTS



WELL SECURED  
ESTATE

📍 LAND MARK ▶ DANGOTE JETTY | DEEP SEAPORT  
FREE TRADE ZONE | DANGOTE EXPATRIATE QUARTERS

HOW TO MAKE PAYMENT  
ALL PAYMENT SHOULD BE MADE  
IN FAVOUR OF: **PWAN PERFECTION  
BUSINESS INVESTMENTS LTD**



**1211680287**



**1023822633**



**0616788104**

INSPECTION TAKES PLACE: MON TO SATURDAY, 10AM AND 2PM



TAKE OFF FOR INSPECTION  
PWAN PERFECTION BUSINESS INVESTMENT LTD 7A,  
DANIYAN NATALIA STREET, LEKKI PHASE 1, LEKKI, LAGOS  
[www.pwanperfection.com](http://www.pwanperfection.com) | [pwanperfection@gmail.com](mailto:pwanperfection@gmail.com)

