

MICASA

NEWSLETTER



Estate
Land Listings



- ◆ **Mimshak Estate, Lokogoma, Abuja**
- ◆ **Hutu Golf and Polo Estate, Lugbe**
- ◆ **Micasa Hills, Kabusa**
- ◆ **Fairview Estate, Kuje**
- ◆ **Vine City, Apo Wasa**



ABOUT US

Micasa Homes is a full-spectrum real estate powerhouse dedicated to excellence, innovation, and trust. With a footprint in Nigeria's Capital city, Micasa delivers cutting-edge residential, commercial, and luxury properties designed to redefine living and investment experiences.

IDENTITY

We are more than a real estate company - We are visionaries, innovators, and stewards of progress. With every project we undertake, we reaffirm our commitment to excellence, sustainability, and enduring peace.

MISSION

We are deliberate in increasing home ownership in Nigeria, and Africa at large by developing and delivering high-quality, green and sustainable homes with innovative solutions.

VISION

To become a world class real estate company driven by Value, Trust, and sustainable living.

CORE VALUES

Customer Centric: We place our clients at the core of every decision, service, and solution. Instead of selling properties, we focus on building relationships, understanding needs deeply, and delivering value beyond transactions.

Integrity: We believe in doing right, always acting with honesty and strong moral principles in all our dealings.

Transparency: We are committed to being open and clear in our communication, ensuring our clients and partners are always informed.

Quality and Sustainable delivery: As a company that's very intentional on building smart and sustainable homes, we strive to deliver high-quality, innovative real estate solutions that stand the test of time, ensuring lasting value and satisfaction for our clients.

THE DYNAMICS OF ABUJA REAL ESTATE AND HOW TO MAXIMIZE YOUR INVESTMENT

Abuja, Nigeria's capital, presents a thriving real estate market driven by urbanization, population growth, and significant infrastructure development. Its status as an administrative hub, attracts professionals, businesses, and expatriates, ensuring a consistent demand for residential and commercial properties.

WHY ABUJA REAL ESTATE IS THRIVING

1. **Strategic Location:** Proximity to administrative and business districts fuels demand.
2. **Infrastructure Expansion:** Projects like metro lines, road linkages, and the airport vicinity boost property value.
3. **Land Appreciation:** Areas near prime infrastructure, such as phase two to four, experience significant value growth.
4. **Growing Population:** Increasing housing and retail needs drive steady returns.

HOW TO MAXIMIZE YOUR INVESTMENT

1. **Invest in Growth Zones:** Focus on growth zones, like phase two to phase four of Abuja. These areas are primed for exponential appreciation.
2. **Diversify Income Streams:** Explore rental properties or commercial real estate to generate steady cash flow alongside land investments.
3. **Partner with Experts:** Collaborate with trusted developers like Micasa Homes for secure investments.
4. **Leverage Expertise:** Trust our guidance to make informed, profitable decisions.

Abuja offers incredible opportunities for savvy investors.

Contact us today at 0816 463 5221 to explore tailored investment options and unlock the city's potential.

MICASA HILLS

—○— ADDIS CITY, KABUSA —○—



4.5M
(150SQM)

7.5M
(250SQM)

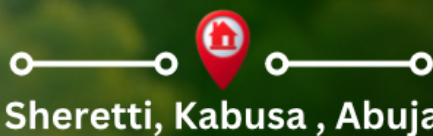
10.5M
(350SQM)

15M
(500SQM)

22.5M
(750SQM)

A DEVELOPMENT

BY



Sheretti, Kabusa , Abuja

FCDA APPROVED
CERTIFICATE
OF OCCUPANCY



MICASA HILLS

ADDIS CITY, KABUSA



PAYMENT PLAN 3BD TERRACE DUPLEX (150 SQM)

DURATION (MONTHS)	PRICE (N)	INITIAL DEPOSIT (40%)	MONTHLY DEPOSIT
3	4,500,000	1,800,000	900,000
6	4,950,000	1,980,000	594,000

WhatsApp/ Telephone



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Sheretti, Kabusa

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PAYMENT PLAN

4BD SEMI-DETACHED DUPLEX (250 SQM)

DURATION (MONTHS)	PRICE (N)	INITIAL DEPOSIT (40%)	MONTHLY DEPOSIT
3	7,500,000	3,000,000	1,500,000
6	8,250,000	3,300,000	990,000

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PAYMENT PLAN

4BD FULLY DETACHED DUPLEX (350 SQM)

DURATION (MONTHS)	PRICE (N)	INITIAL DEPOSIT (40%)	MONTHLY DEPOSIT
3	10,500,000	4,200,000	2,100,000
6	11,550,000	4,620,000	1,386,000

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PAYMENT PLAN

5BD FULLY DETACHED DUPLEX (500 SQM)

DURATION (MONTHS)	PRICE (N)	INITIAL DEPOSIT (40%)	MONTHLY DEPOSIT
3	15,000,000	6,000,000	3,000,000
6	16,500,000	9,900,000	1,980,000

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PAYMENT PLAN 3BD BLOCK OF FLATS (750 SQM)

DURATION (MONTHS)	PRICE (N)	INITIAL DEPOSIT (40%)	MONTHLY DEPOSIT
3	22,500,000	9,000,000	4,500,000
6	24,750,000	14,850,000	2,970,000

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Hutu

Abuja First Polo Golf Resort Estate



Schools/colleges



Perforating



Decomposed
Clinker



Full-masonry



6.5~10m/s



12.5m/s



150 SQM

Three Bedroom
Terface Duplex

7.776 M

250 SQM

Four Bedroom
Some Beteched
Duplex

12.960M

350 SQM

Four Bedroom
Fully Detached
Ouplex

18.114 M

500 SQM

Five Bedroom
Fully Detached
Duplex

25.920M

1000 SQM

Block of
Flats

51.840M



Airport Road, Before Centenary City, Abuja

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VINE CITY

APO WASA, ABUJA



OSMIUM (150SQM)

3 BEDROOM TERRACE DUPLEX

N6,300,000 Flexible Payment Plan

DURATION (MONTHS)	PRICE	INITIAL DEPOSIT (40%)	BALANCE	MONTHLY DEPOSIT
3	N6,300,000	N2,520,000	N3,780,000	N1,260,000
6	N6,930,000	N2,772,000	N4,158,000	N693,000

**BUILDING APPROVAL
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VINE CITY

APO WASA, ABUJA



OPAL (250SQM)

4 BEDROOM SEMI-DETACHED DUPLEX

N10,500,000 Flexible Payment Plan

DURATION (MONTHS)	PRICE	INITIAL DEPOSIT (40%)	BALANCE	MONTHLY DEPOSIT
3	N10,500,000	N4,200,000	N6,300,000	N2,100,000
6	N11,550,000	N4,620,000	N6,930,000	N1,155,000

**BUILDING APPROVAL
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VINE CITY

APO WASA, ABUJA



JADE (450SQM)

5 BEDROOM FULLY DETACHED DUPLEX

N16,000,000 Flexible Payment Plan

DURATION (MONTHS)	PRICE	INITIAL DEPOSIT (40%)	BALANCE	MONTHLY DEPOSIT
3	N16,000,000	N6,400,000	N9,600,000	N3,200,000
6	N17,600,000	N7,040,000	N10,560,000	N1,455,300

**BUILDING APPROVAL
R OF O
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MIMSHAK 1.0

LOKOGOMA

PRESALE
STARTING FROM

55M

INITIAL DEPOSIT
OF

10M

3 BEDROOM
BLOCK OF FLATS
(PRE-FINISHED)



COMMUNITY
SPACES



WATER
SUPPLY



GREENTECTURE
INTEGRATION



POWER
ACCESS



ROAD
NETWORK



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LOKOGOMA, ABUJA

+234 812 032 2697
+234 901 313 1238



FAIRVIEW ESTATE

● ——— ○ BEHIND CENTENARY CITY ○ ——— ●
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IVORY (250SQM)

4 BEDROOM TERRACE DUPLEX

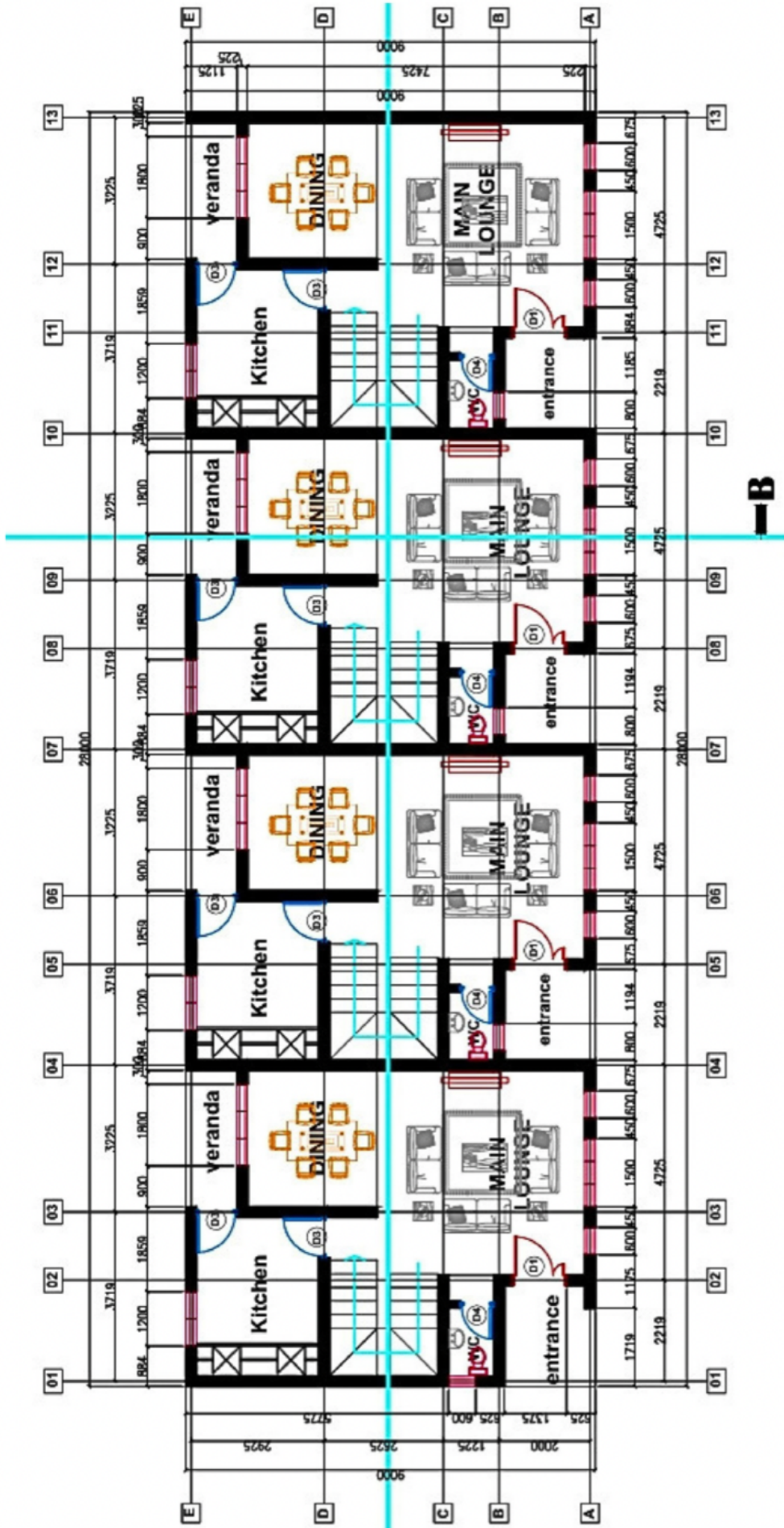
N3,500,000 Flexible Payment Plan

DURATION (MONTHS)	PRICE	INITIAL DEPOSIT (40%)	BALANCE	MONTHLY DEPOSIT
3	N3,500,000	N1,400,000	N2,100,000	N700,000
6	N3,850,000	N1,540,000	N2,310,000	N385,000

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IVORY (250SQM)
FLOOR PLAN



4 BEDROOM TERRACE DUPLEX

FAIRVIEW ESTATE

BEHIND CENTENARY CITY



PEARL (350SQM)

4 BEDROOM SEMI-DETACHED DUPLEX

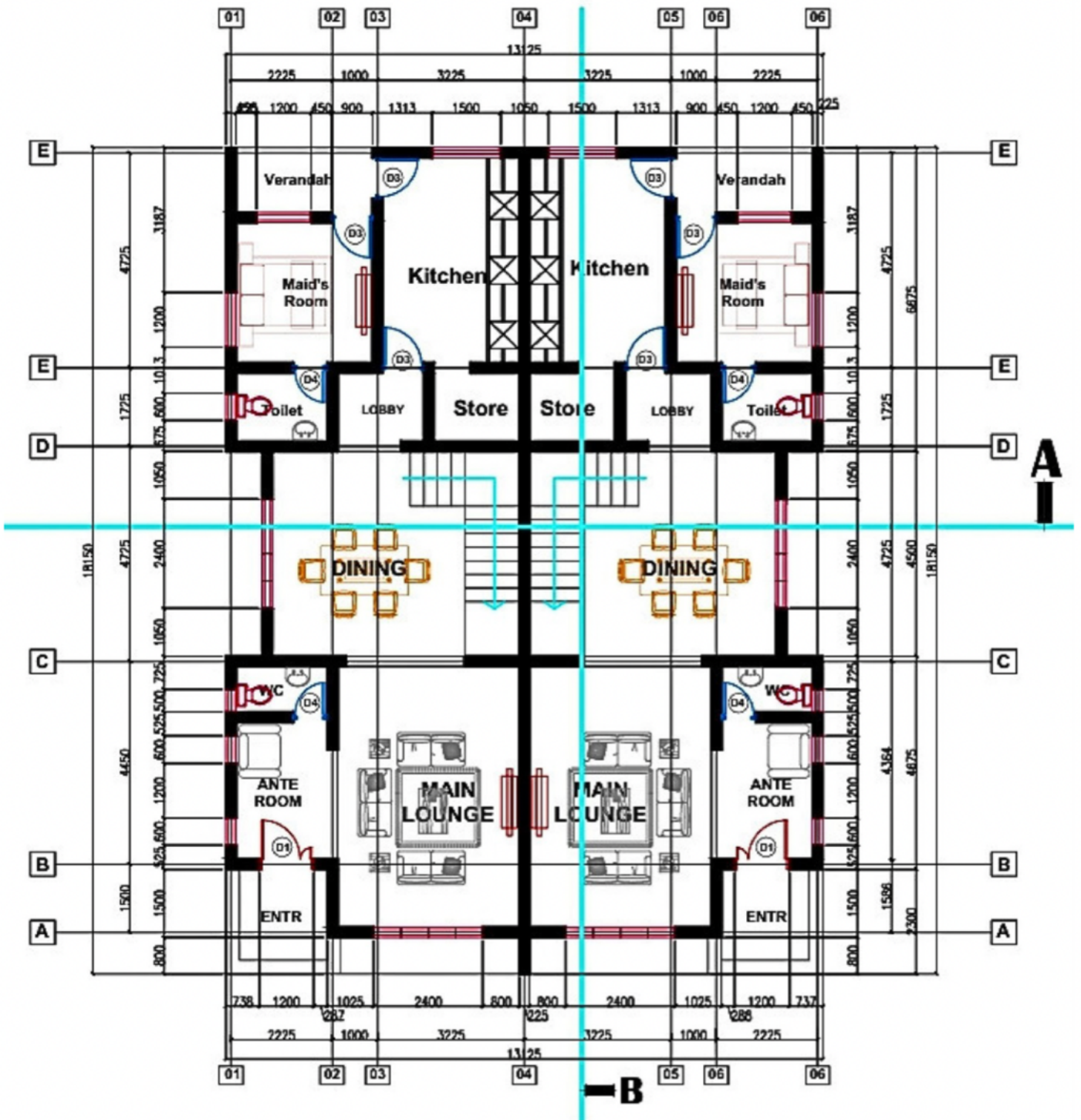
N4,500,000 Flexible Payment Plan

DURATION (MONTHS)	PRICE	INITIAL DEPOSIT (40%)	BALANCE	MONTHLY DEPOSIT
3	N4,500,000	N1,800,000	N2,700,000	N900,000
6	N4,950,000	N1,980,000	N2,970,000	N495,000

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PEARL (350SQM) FLOOR PLAN



**4 BEDROOM SEMI-DETACHED
DUPLEX**

FAIRVIEW ESTATE

BEHIND CENTENARY CITY



SAPPHIRE (500SQM)

5 BEDROOM FULLY DETACHED DUPLEX

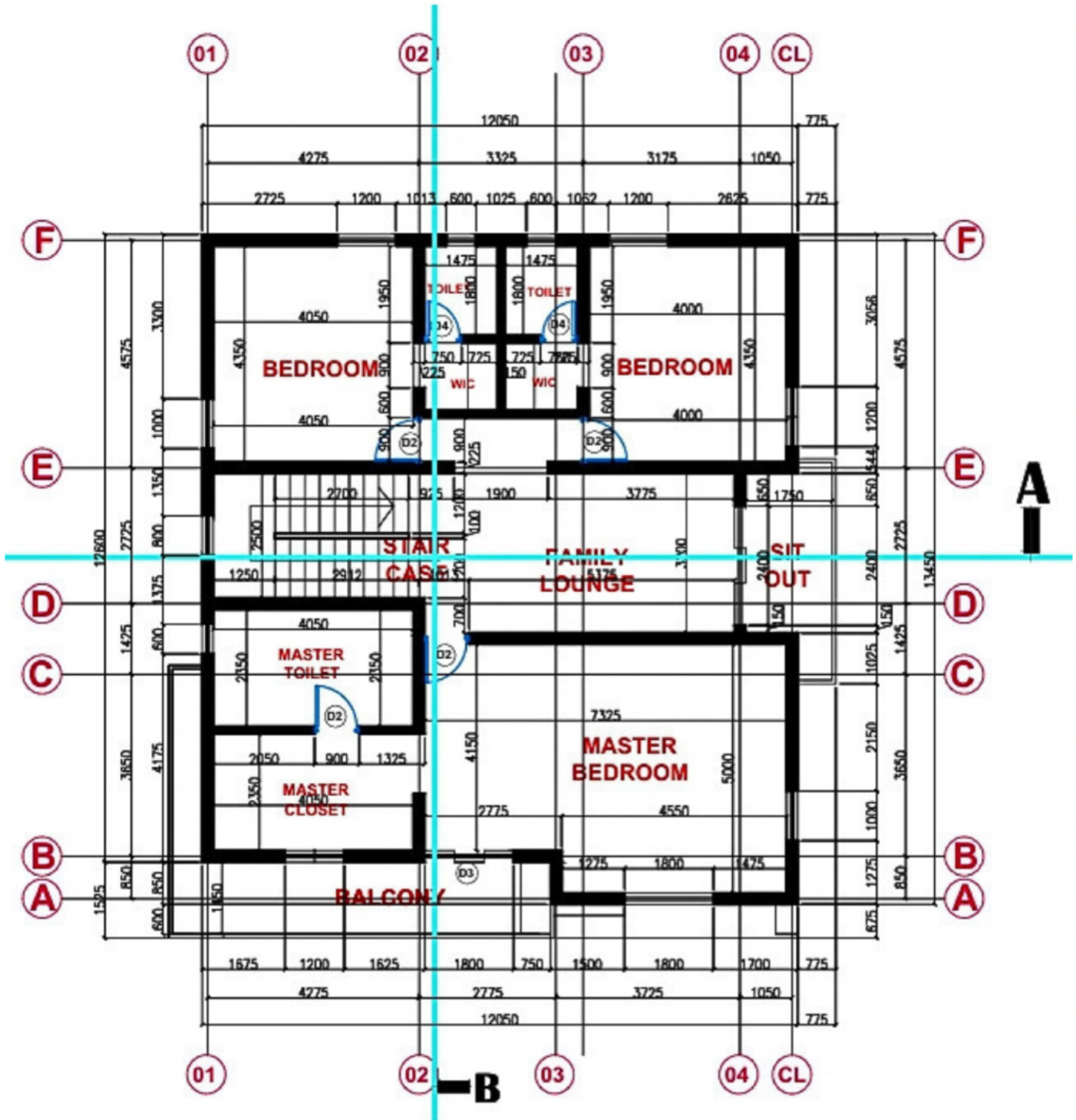
N6,000,000 Flexible Payment Plan

DURATION (MONTHS)	PRICE	INITIAL DEPOSIT (40%)	BALANCE	MONTHLY DEPOSIT
3	N6,000,000	N2,400,000	N3,600,000	N1,200,000
6	N6,600,000	N2,640,000	N3,960,000	N660,000

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SAPPHIRE (500SQM)
FLOOR PLAN



**5 BEDROOM FULLY DETACHED
DUPLEX**

FRACTIONAL PLOT

OWNERSHIP

With as low as **N1,200,000** you can own a fraction of an estate land and resell at a higher price.

You can also buy up to 5 units (500sqm whole plot)

**BEHIND CENTENARY
CITY, ABUJA**

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PAYMENT PLAN

- ✦ Initial Deposit-500k
- ✦ Three Months-700k
- ✦ Six Months-820k

Micasa Fractional plot ownership is an investment vehicle that gives easy access to real estate ownership. It allows you own a fraction of the world per time.

With as low as **N1,200,000**, you can own a fraction of an estate land and resell at a higher price.

You can also buy up to **5 units**
(500SQM whole plot)



+234 816 463 5221

URGENT NEED TO INVEST WITH US NOW!

Investing in land offers a stable source of wealth, as property values tend to appreciate over time.

Land ownership provides a tangible asset, allowing for creative freedom and development opportunities.

INVESTING WITH US IS A WELL SUITABLE SOURCE OF WEALTH

Buying a property with us can also generate passive income through leasing or rental options.

Plus, land investments often come with tax benefits and diversification advantages.

REASONS TO BUY A PROPERTY WITH MICASA HOMES AND PROPERTIES

- ✦ **They are tangible assets**
- ✦ **Development Opportunities**
- ✦ **Passive Income**
- ✦ **Long-term Appreciation**
- ✦ **Instant Allocation**
- ✦ **Buildable Location**



MICASA ♦♦♦♦♦ TERRACES

80M
PRICE

40M
INITIAL DEPOSIT

SPREAD BALANCE:

6 Months

LOCATION

- ♦ Vine City, Apo Wasa
- ♦ Hutu Polo & Golf club Estate, before Centenary City
- ♦ Fairview Estate, before Centenary City



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REFER & WIN



UNLOCK A LUCRATIVE PASSIVE INCOME WITH MICASA HOMES

Join our dynamic team of realtors and earn exceptional commissions by referring clients to Micasa Homes and Properties Limited.

YOUR JOURNEY, OUR SUPPORT

BECOME A REALTOR

TODAY!

Whether you're:

- Starting your real estate career
- Expanding your existing brokerage
- Seeking additional income streams

WE INVITE YOU TO PARTNER WITH
US IN DELIVERING UNPARALLELED
VALUE TO NIGERIA'S GROWING
POPULATION.

BENEFITS

- Competitive commissions
- Ongoing training and support
- Access to exclusive listings
- Opportunities for career advancement

YOUR JOURNEY, OUR SUPPORT

1. Register with us (send a **WhatsApp** chat to **0816 463 5221** with the word "**Join**" to be added to our **WhatsApp** community)
1. Refer clients to Micasa Homes
2. Earn commissions on successful sales



M I C A S A

♦ ♦ **HOMES & PROPERTIES .LTD**

BENEFITS

**At MICASA HOMES & PROPERTIES,
we don't just see partners, we see friends.**

WhatsApp/ Telephone



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