



PALMS
— AVENUE —

Rooted in Nature, Built for Life



TABLE OF CONTENT

INTRODUCTION	01
LOCATION/LANDMARKS	02
FEATURES	03
DESIGN & PLANS	04
LIFESTYLE & COMMUNITY	05



INTRODUCTION

Welcome to Palms Avenue, an exquisite 6 bedroom duplex designed to provide luxurious living in a serene and picturesque setting.

Nestled in the heart of a vibrant community, Palms Avenue presents an exclusive collection of 9 stunning 6 bedroom duplexes designed for modern living. With contemporary architecture and luxurious finishes, these homes offer an unparalleled lifestyle for families and individuals alike.

LOCATION

Conveniently located in a desirable location in Lekky County Homes Ikota and a 5 Minutes drive to Lekki Epe expressway.



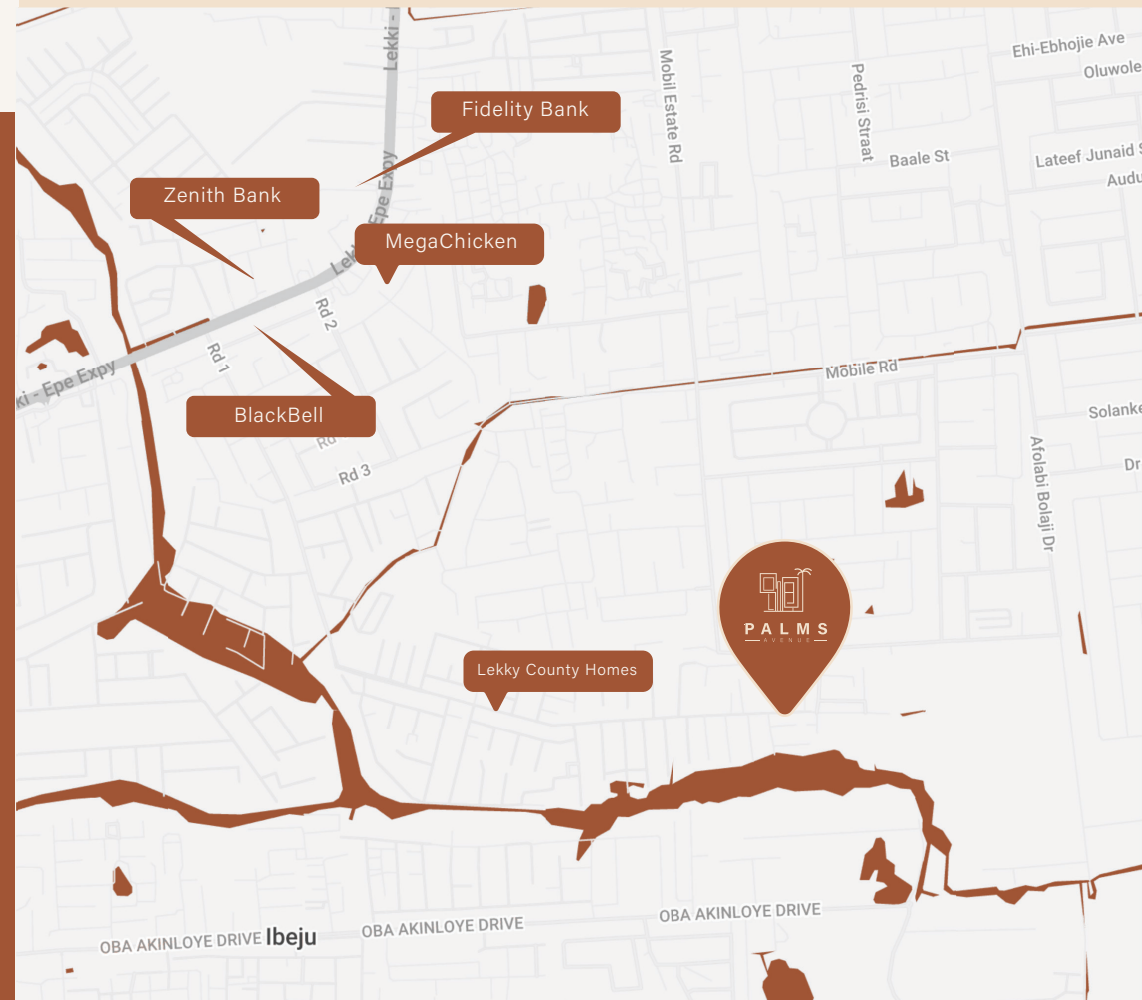
Area Highlights

- Mega chicken restaurant
- Filmhouse Cinema
- Blackbell restaurant
- Lekki Conservation Centre
- New Generation Baptist Church
- Life crest hospital
- Cedar care hospital
- Fitness + Gym
- Pure fitness Gym
- Fidelity Bank
- Folawej Laundromat
- Ikota shopping complex



Financial Services

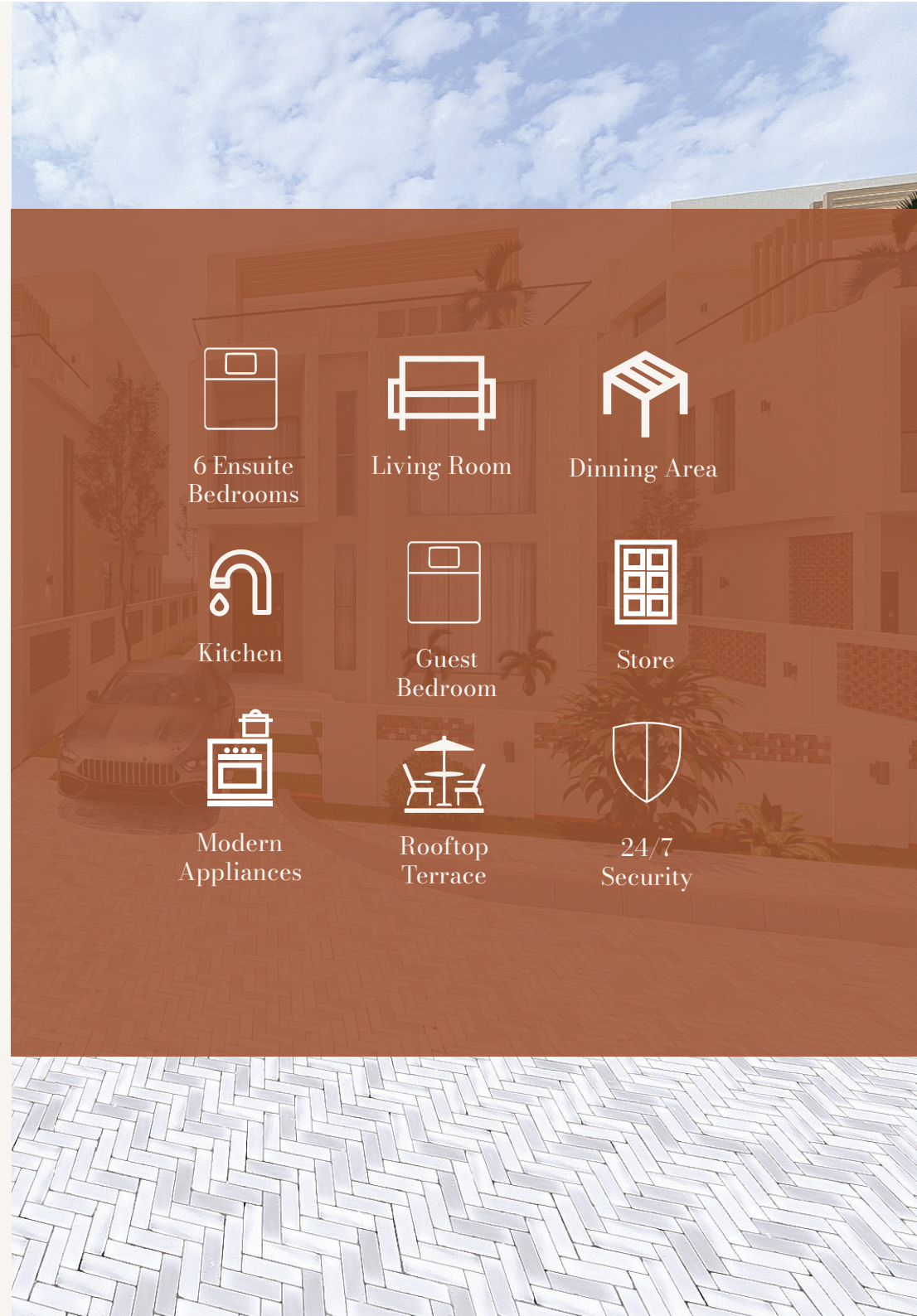
- Zenith Bank
- Access Bank
- Fidelity Bank
- GTBank
- Providus Bank
- UBA Bank



Synthesizing Nature & Life

AMENITIES

Palms Avenue boasts of sustainable architecture and a lush green haven. The spacious interiors are filled with natural light, and the modern amenities to ensure a comfortable lifestyle. Residents can enjoy the rejuvenation of their spirits and refreshing of their minds as a result of beautifully landscaped walkways.



6 Ensuite
Bedrooms



Living Room



Dinning Area



Kitchen



Guest
Bedroom



Store



Modern
Appliances



Rooftop
Terrace



24/7
Security





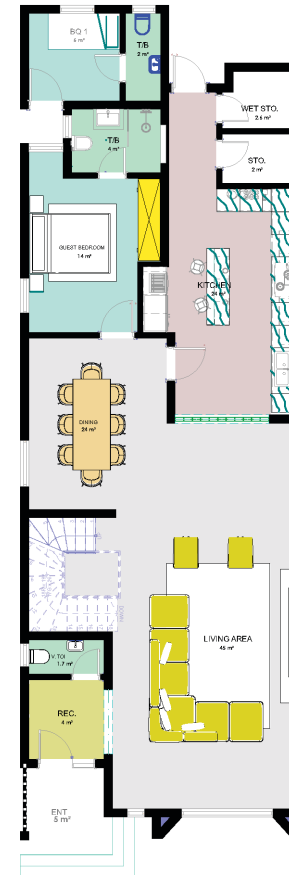
DESIGN & PLANS

Unlike some developments that might prioritize profit over space, this duplex's design focuses on creating a comfortable, luxurious living environment. The result is a home that feels expansive and inviting, perfect for those who value space and comfort.

This elegant duplex spans two floors, offering ample space and luxurious living

GROUND FLOOR

The ground floor features expansive living areas, a fully equipped kitchen, a comfortable dining space and a Guest room.

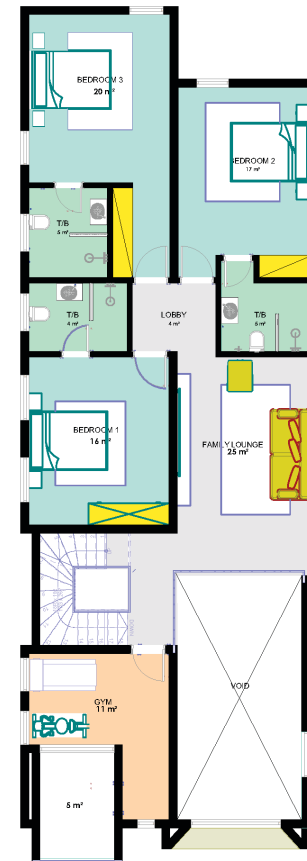


FUNCTIONAL SPACES

Living Room	- 45sqm
Dinning	- 24sqm
Kitchen	- 24sqm
Reception + Toi	- 5.7sqm
Guest Room + Toi	- 18sqm
Store	- 2sqm
Wet Store	- 2.6sqm
BQ + Toi	- 8sqm

FIRST FLOOR

The first floor embodies three spacious bedrooms as well as a family lounge and Gym. It provides plenty of room for relaxation, each with its own unique charm. The duplex's thoughtful design ensures a seamless flow between floors, creating a sense of openness and freedom. With its elegant architecture and generous proportions, this duplex is the epitome of sophisticated living.



FUNCTIONAL SPACES

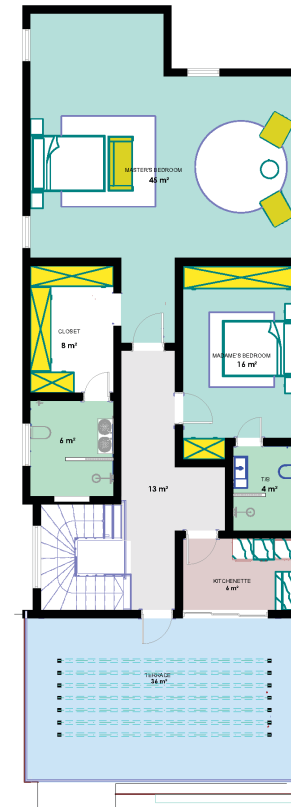
Family Lounge	- 25sqm
Gym	- 11sqm
Bedroom 1 + Toi	- 20sqm
Bedroom 2 + Toi	- 22sqm
Bedroom 3 + Toi	- 26sqm
Lobby	- 4sqm

Interior - Kitchen Area



PENT FLOOR

The penthouse floor exudes luxury and sophistication, featuring an elegant master's bedroom and madam's bedroom, both beautifully designed for relaxation, a stunning terrace offering breathtaking views ideal for unwinding and entertainment, and a thoughtfully designed kitchenette for preparing light meals and refreshments, all combining to create a refined and comfortable living space.



FUNCTIONAL SPACES

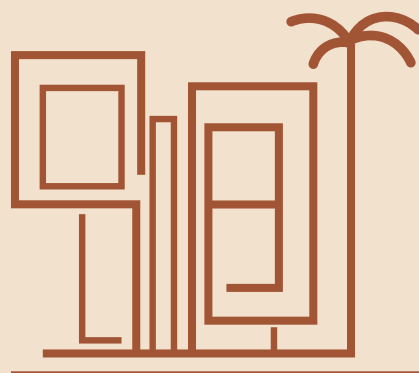
Master's Bedroom	- 46sqm
Closet + Toi	- 14sqm
Madame's Bedroom	- 16sqm
Toilet/Bathroom	- 4sqm
Kitchenette	- 4sqm



LIFESTYLE & COMMUNITY

Discover a vibrant community where connections flourish and memories are made.

Enjoy lively and engaging experiences, and meaningful friendships with neighbours who become like family. At Palms Avenue, we celebrate the beauty of community and invite you to be a part of it.



Own Your Piece of Luxury!

**Contact Us Today to
Schedule a Private Tour**

Head-Office Address:
4 Muri Okunola Extension,
Muri Okunola Street, Off
Chief Yesufu Abiodun,
Oniru Road, Victoria Island,
Lagos.

Contact:
07074908153
07074908074
07074908077

Website: www.megamound.com
Email: info@megamound.com

