

SUBSCRIPTION FORM

# IDIÈRA

A Place of Comfort, Peace & Happiness

BY GOLDCOAST

LOCATION:

IGBODU,  
EPE

PAYMENT PLAN:

N 2.2M | PER  
600  
SQM PLOT

N2M | PER  
500  
SQM PLOT

N1.2M | PER  
300  
SQM PLOT

(INSTALLMENT PLAN AVAILABLE)



DEED OF ASSIGNMENT



REGISTERED SURVEY



Plot C20 Conservation Court Estate,  
Conservation Road, Eleganza Bus-Stop  
Lekki Lagos.

[illegible]

### Q1. WHERE IS ÌDÈRÀ ESTATE?

Ìdèrà Estate Epe is Situated in Igboodu community Epe.

### Q2. WHY SHOULD I BUY ÌDÈRÀ ESTATE

Ìdèrà Estate Epe enjoys proximity to Augustine's University, Lagos State University Epe Campus, Yaba College of Technology Epe Campus, and lots of other notable infrastructures in Epe LGA, Lagos State, Nigeria

### Q3. WHO ARE THE OWNERS OF ÌDÈRÀ ESTATE BY GOLDCOAST?

PWAN GOLD INVESTMENT AND ESTATES LIMITED

### Q4. WHAT TYPE OF TITLE DOES

ÌDÈRÀ ESTATE has **SURVEY & DEED OF ASSIGNMENT**

### 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, 500sqm, and 600sqm.**

### Q8. WHAT IS THE PAYMENT STRUCTURE FOR THE PLOT SIZES?

- (a) 1.2 Million (300 SQM) (b) 2 million(500sqm)
- (c) 2.2 million (600sqm) Installment plan available

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) (i) Corner-piece plot attracts additional 10% of land cost
- (ii) Commercial plot attracts additional 10% of land cost
- (iii) Corner-piece & Commercial plot attracts additional 20% of land cost.

(d) 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 or move subscription to another scheme or phase of the estate 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?

- (A) Development fee - will be communicated later
- (B) Survey fee - 100,000
- (C) Deed of Assignment - 100,000
- (D) Plot Demarcation - 60,000

### Q11. WHAT DO I GET AFTER ALLOCATION?

Allocation Document would be issued within three (3) months after payment and physical allocation has been done, in order of subscription. The Company reserves the right to allocate subscribers to a new & nearby scheme or phase of the estate. NOTE: Allocation is to be done after payment of Documentation Fee.

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

A letter of acknowledgement of subscription, receipt of payment; 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 (Instagram); @pwangoldltd (Tiktok); @pwangoldltd



@pwangoldtd