

### CECILIA NOYES

PLACE

BANANA ISLAND







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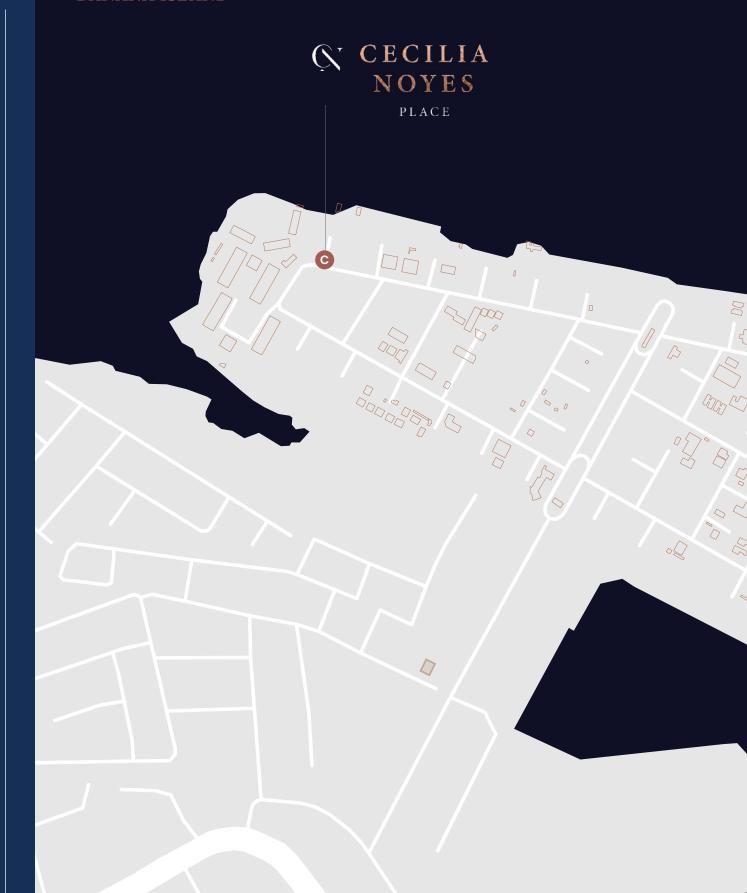
#### STYLISH SOPHISTICATION MEETS ARCHITECTURAL GRANDEUR

Cecilia Noyes place is a unique boutique development of 12 well appointed homes in the very prestigious Banana island, tucked in a corner piece straddling 401 Close and 4th avenue

- 8 UNITS OF MAISONETTE APARTMENTS
- 2 UNITS OF 4 BEDROOM APARTMENTS
- 2 UNITS OF PENT APARTMENTS

TUCKED IN A CORNER PIECE STRADDLING 401 CLOSE AND 4TH AVENUE

BANANA ISLAND





# BANANA ISLAND IS THE MOST AFFLUENT NEIGHBORHOOD OF LAGOS

Banana Island is a place of unrivalled opulence and grandeur. It's an entirely different world from other parts of Lagos. It's a gated community, and its inhabitants enjoy such luxuries as Incredible Infrastructure, 24 hour-electricity supply (the only other place such privileged is the Nigerian President's residence), extremely tight security, good road layout, a central sewage system and treatment plant, Children and Games Park and the well-cherished company of fellow wealthy folks.



PREFERRED
LOCATION OF CEOS AND
EXPATRIATES



HIGH CONCENTRATION
OF HIGH NETWORTH
INDIVIDUALS



## A CONVERGENCE OF LUXURY, ARCHITECTURE AND LIFESTYLE

Positioned in the prestigious neighbourhood of ikoyi, Banana island is known for its wealthy, multi-cultural community, with one of the highest density of millionaires within its boundaries. The island is a planned, mixed development with dedicated areas for residential, commercial and recreational activities.



6 MIN DRIVE TO 3RD MAINLAND BRIDGE



MOST SECURE ESTATE
IN NIGERIA



HIGHEST CONCENTRATION
OF THE ULTRA RICH



GREEN ENVIRONMENT WITH PROXIMITY TO NATURE



MOST EXCLUSIVE ESTATE IN AFRICA



TOP OF THE RANGE
INFRASTRUCTURE

HIGHLIGHTS

### SPECTACULAR DEVELOPMENT.

### AESTHETICAL MASTERPIECE.

Our piece de resistance is this truly spectacular 5 bedroom triplex
Penthouse spanning over 1100 square metres starts on the 5th floor of the building.

It has a reception area made up of two living rooms, a dining room and a terrace totalling 185 square meters.







HIGHLIGHTS

## LIVE DIFFERENTLY LIVE STYLISHLY LIVE LUXURIOUSLY

Further accommodation is situated on the 6th floor with four other bedrooms. The master suite is large and opulent with 75 square meters split into the actual bedroom area, balcony, bathroom and walk in closet which provides ample storage space for even the most ardent of clothes enthusiast. In addition to the bedrooms on this floor are the family lounge and the box room.

The last floor spans over 400 square meters and consists of the entertainment space, meeting room/ board room, gym and spa. The added advantage of access through the elevator on the ground floor allows guests to come straight up without meandering through the rest of your home. The Penthouse has its own private elevator and 2 staff rooms.









#### INTERIORS - LIVING ROOMS







Approximately 4.8 meters smooth finish ceilings in main Living room.



Approximately 3.5 meters smooth finish ceilings in principal rooms



Choice of italian tiles and marble with acoustic underlay



Custom designed solid core entry door with security view-hole



High-performance glazing/window system



Lever door hardware for interior doors in stainless steel finish



TV/telephone outlets in principal rooms



Laundry Room



Efficient cooling and ventilation System.



Outdoor electrical outlet on the balcony



Built-in CO2 and smoke detectors

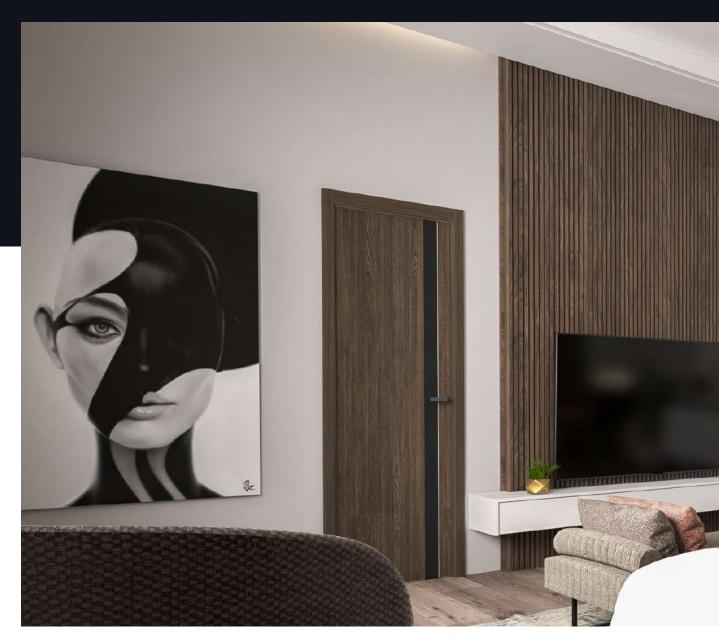


Suite water and electricity





#### INTERIORS - BEDROOMS





Approximately 4.8 meters smooth finish ceilings in main Living room.



Choice of italian tiles and marble with acoustic underlay



Approximately 3.5 meters smooth finish ceilings in principal rooms



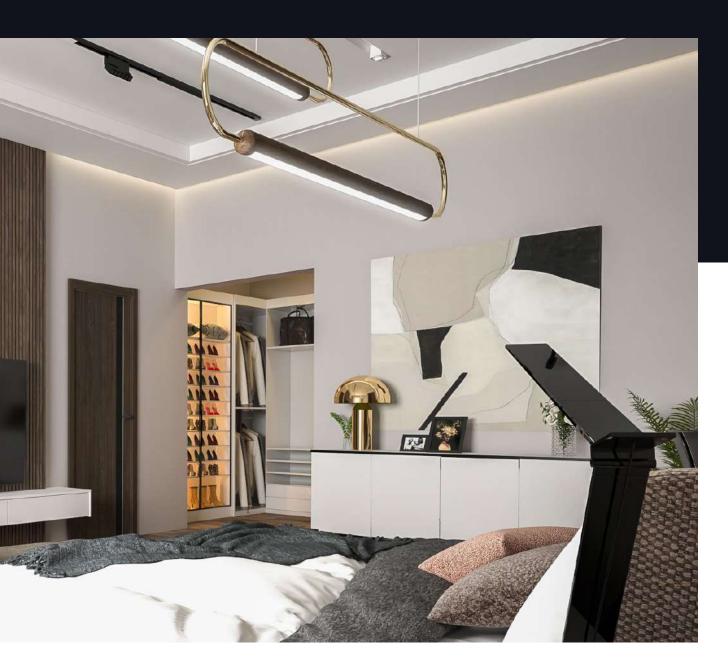
Custom designed solid core entry door with security view-hole



High-performance glazing/ window system



Lever door hardware for interior doors in stainless steel finish





TV/telephone outlets in principal rooms



Laundry Room fitted with Front loading stacked washer/dryer with exterior venting



Built-in CO2 and smoke detectors



Efficient cooling and ventilation System.



Outdoor electrical outlet on the balcony



Individual suite water and electricity (no shared amenities) INTERIORS

#### WALK-IN CLOSET

Our custom-designed
Walk-in closet is a room on
its own with high-quality
door and drawers, installed
accessories, finished, lighting
and layout options that are a
joy to use every day.









#### MODERN HARMONY

Seamless smooth surfaces are complemented by polished metal accents, forming the perfect canvas for a beautifully appointed kitchen









#### INTERIORS

#### - KITCHEN



Custom designed contemporary kitchen cabinetry



Panel ready, 24" integrated refrigerator



Electric cooktop and wall oven



Concealed Microwave



Quartz Countertops



Built-in stainless-steel insert exhaust fan



Contemporary herringbone tile backsplash



Ceiling mounted light fixture



Stainless steel undermount double bowl sink with polished chrome single lever faucet





#### INTERIORS

#### - BATHROOMS



Custom designed contemporary bathroom vanity



Exclusively
Sanitary ware in all toilets.



Glass shower staff with chrome fixtures, as per plan



Integrated sink and back lit vanity mirror with built-in shelf



Polished chrome single lever bathroom faucet



Choice of full height porcelain wall tiles in tub and shower



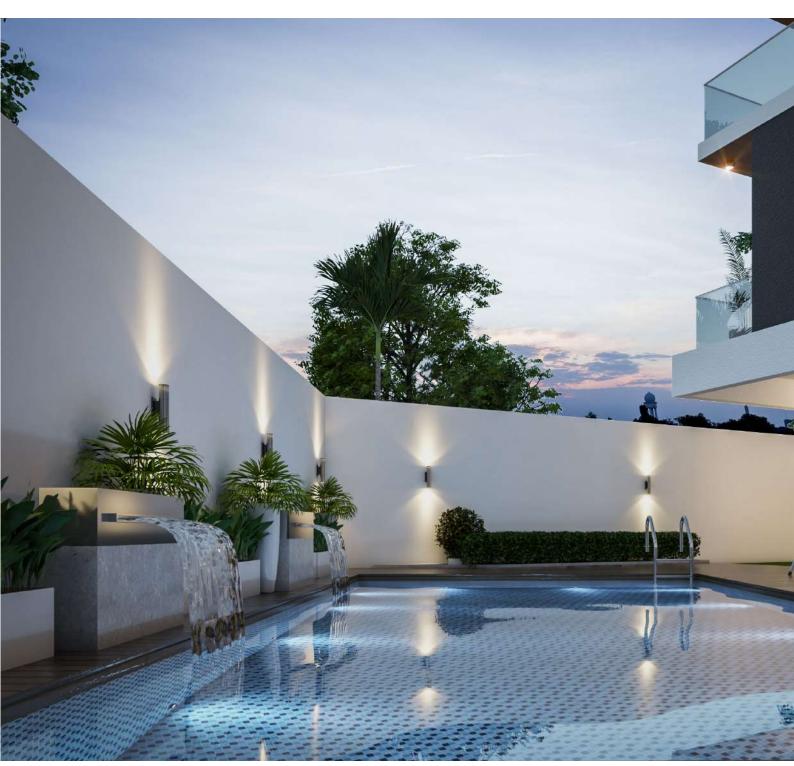
Pressure-balanced mixing valve for tub and shower



Ceiling light above bathtub or shower

SWIMMING POOL









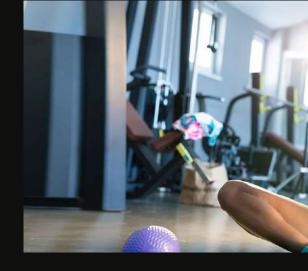
SWIMMING POOL

## RELAX. REVIVE. REJUVENATE.

Start the day with a refreshing swim in the temperature-controlled pol or relieve the stresses of the day with a pre-dinner dip. Indulge in luxuries and get sun-soaked at the poolside-deck, or laze in the glistering swimming pool after a busy day at work

Pool Deck | Sitting Areas Music | Landscape





GYM

## WORK OUT YOUR DREAMS

At the Cecilia Noyes place, you will find state-of-the-art equipment in the gym for dynamic group exercise programs, weight liftng, yoga, aerobics and music endurance trainings

Multigyms | Threadmills | Group Cycling | Benches & Racks | Free Weights









## LUXURY LIVES IN THE FINER DETAILS

From the grandeur of its architecture to the exquisite beauty of its smallest interior detail, there is much to admire about the Cecilia Noyes place









## BUILDING FEATURES



8 units of Maisonette Apartments



2 units of 4 Bedroom Apartments



2 units of Pent Apartments



En-suite Bathrooms



Walk-in Closet



ВQ



Swimming Pool



Ample Parking



Elevator



Gym



Home Automation



Fire Alarm/ Smoke Detector



Modern Kitchen



Intercom



Large Balconies



2/7 Security / CCTV



High Quality Fittings



Large Windows



# THE ULTIMATE SOPHISTICATION

Experiece true luxury at a height never before imagined where luxury becomes you

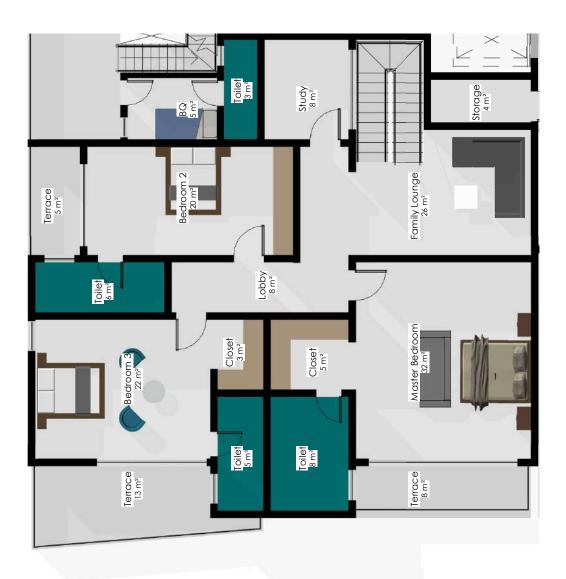
FLOOR PLANS

#### - GROUND FLOOR LAYOUT



- 1. Terrace | 8sqm
- 2. Toilet | 3sqm
- 3. Guest Bedroom | 23sqm
- 4. **Toilet 2 | 5**SQM
- 5. Living & Dining | 58sqm
- 6. Kitchen | 19sqm
- 7. Storage | 4sqm
- 8. **BQ** | 5sqm
- 9. **Toilet 3 | 3**SQM
- 10. Laundry | 4sqm
- **11. Store** | 4SQM

#### - FIRST FLOOR LAYOUT

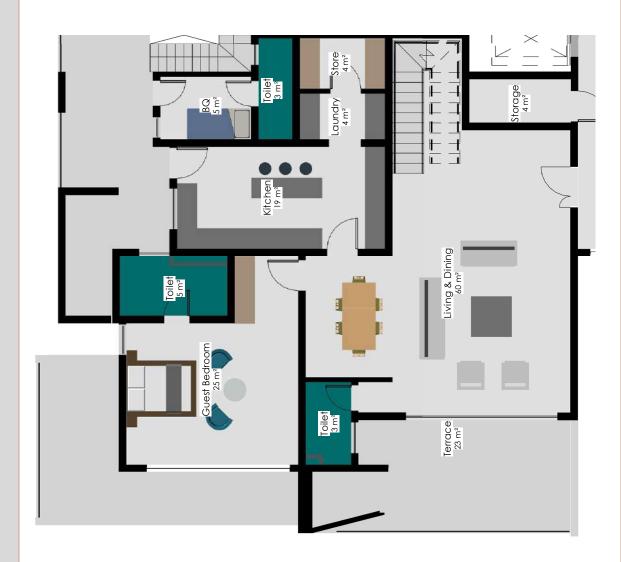


- 1. Terrace 1 | 8sqm
- 2. Toilet 1 | 8sqm
- 3. Closet 1 | 8sqm
- 4. Master Bedroom | 32sqm
- 5. **Terrace 2** | 13sqm
- **6.** Toilet 2 | 6sqm

- 7. **Bedroom 2** | 20sqм
- 8. Family Lounge | 26sqm
- 9. **Lobby** | 8sqm
- **10.** Terrace **3** | 5sqm
- 11. **Bedroom 3** | 22sqM
- 12. Toilet 3 | 5sqm

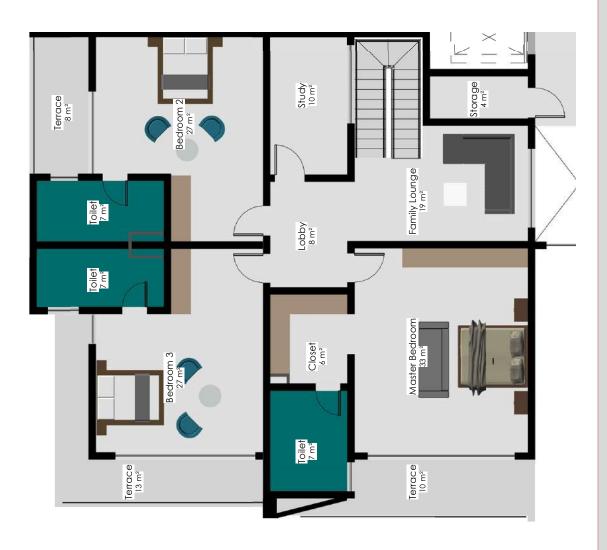
- 13. Closet 2 | 3sqm
- **14. Study** | 3sqm
- 15. Storage | 4sqm
- **16. BQ** | 5sqm
- 17. BQ Toilet | 3sqm

#### - SECOND FLOOR LAYOUT



- 1. Terrace | 23sqm
- 2. Toilet | 3sqm
- 3. Guest Bedroom | 25sqm
- 4. **Toilet 2 | 5**SQM
- 5. Living & Dining | 60sqm
- 6. Kitchen | 19sqm
- 7. Storage | 4sqm
- 8. **BQ** | 5sqm
- 9. **Toilet 3 | 3**SQM
- 10. Laundry | 4sqm
- **11. Store** | 4sqm

#### - THIRD FLOOR LAYOUT



- 1. Terrace 1 | 10sqm
- 2. Master Bedroom | 33sqm
- 3. Toilet 1 | 7sqm
- 4. Closet | 6sqm
- 5. **Lobby** | 8sqm

- 6. Family Lounge | 19sqm
- 7. **Study** | 10sqm
- 8. Storage | 4sqm
- 9. **Bedroom 2** | 27sqm
- 10. Toilet 2 | 7sqm
- 11. Terrace 2 | 8sqm
- **12. Bedroom 3** | 27sqm
- **13. Toilet 3** | 7sqm
- **14. Terrace** | 13sqm

#### 4 BEDROOM APARTMENTS // 1 UNIT

#### - FOURTH FLOOR LAYOUT



- 1. Terrace | 14sqm
- 2. Master Bedroom | 36sqm
- 3. Media Room | 18sqm
- 4. Toilet 1 | 9sqm
- 5. Closet | 5sqm

- 6. **Lobby** | 13sqm
- **7. Box Room** | 7sqm
- 8. Storage | 4sqm
- 9. **Bedroom 2** | 17sqm
- 10. Toilet 2 | 7sqm
- 11. **Bedroom 3** | 27sqM
- 12. Toilet 3 | 7sqm
- **13.** Terrace | 19sqm

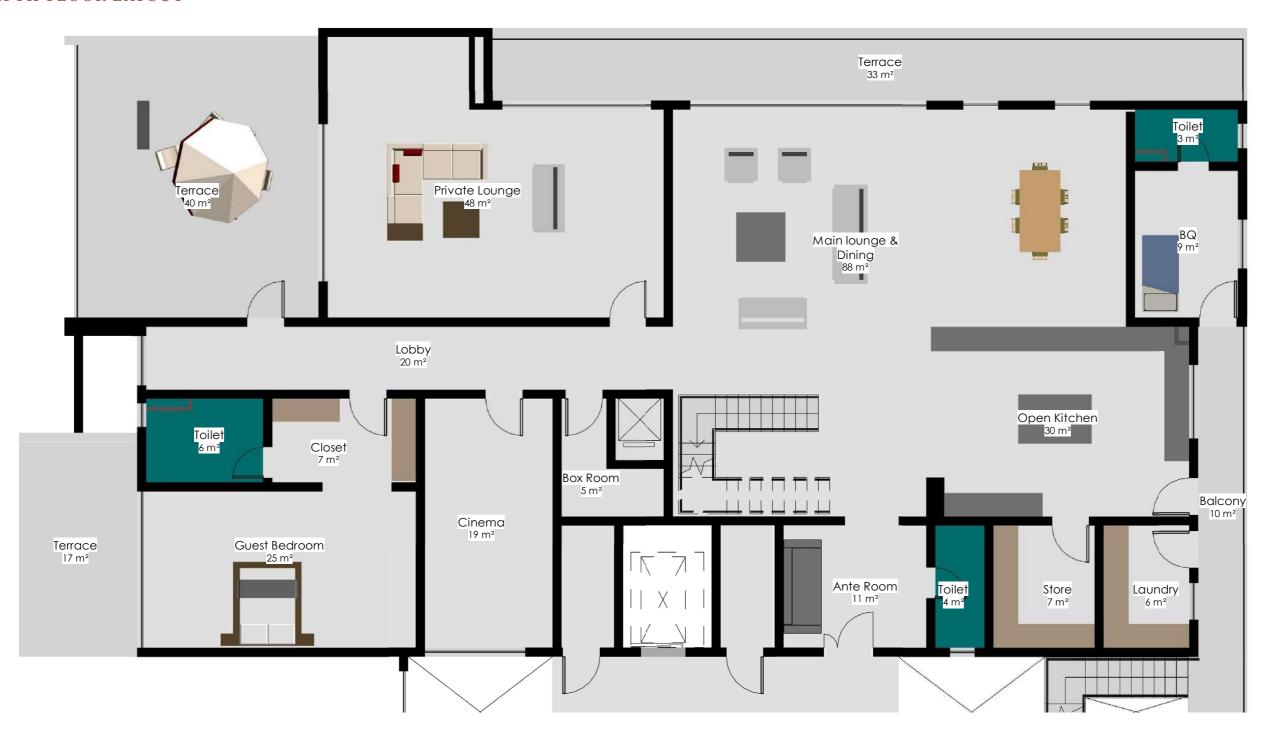
- 1. Ante Room | 11sqm
- 2. Kitchen | 25sqm
- 3. Terrace | 10sqm
- 4. Store 2 | 6sqm
- 5. Laundry | 5sqm
- 6. Main Lounge & Dining | 69sqm
- 7. Toilet 1 | 4SQM
- 8. Toilet 2 | 6sqm
- 9. Guest Bedroom | 26sqm
- **10. BQ** | 6sqm





#### PENT APARTMENTS // 1 UNIT

#### - FIFTH FLOOR LAYOUT

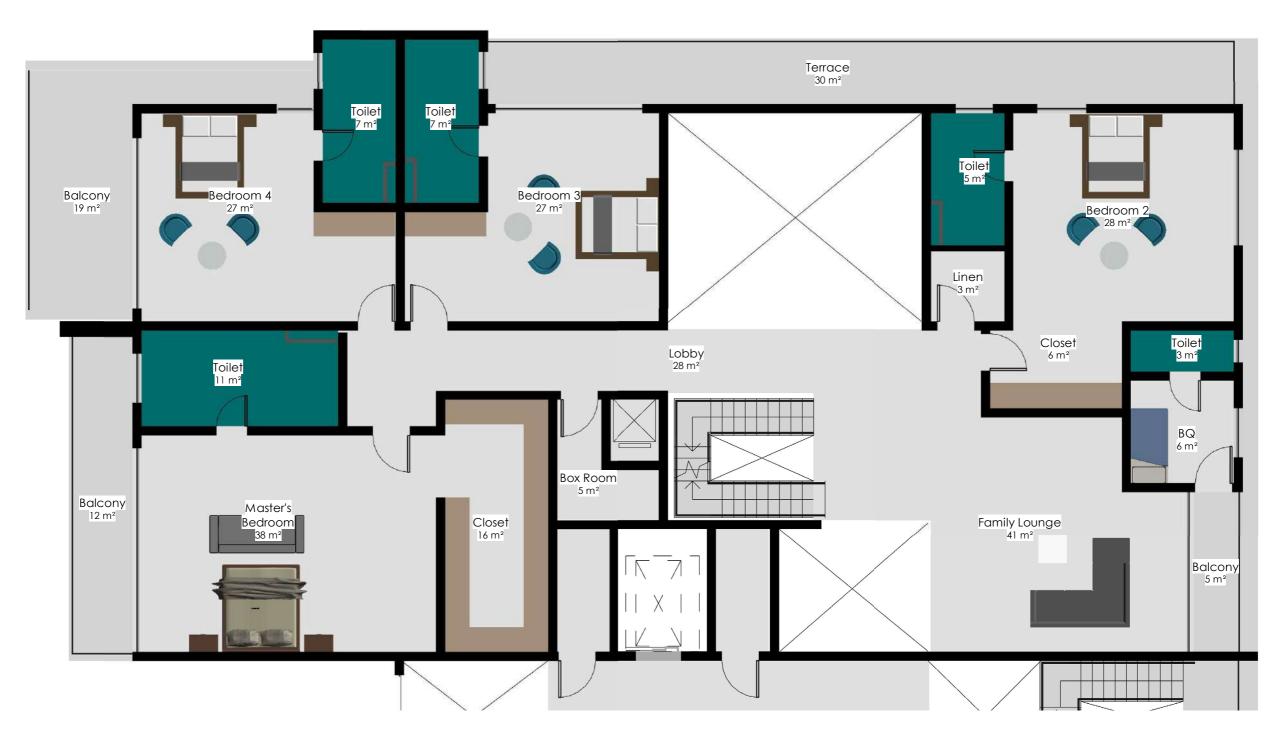


- **1. Terrace** | 17sqm
- 2. Guest Bedroom | 25sqm
- 3. **Cinema** | 19sqm
- 4. Box Room | 5sqm
- 5. Toilet | 6sqm
- 6. Closet | 7sqm
- 7. **Lobby** | 20sqm
- 8. Private Lounge 48sqm
- 9. Terrace 2 | 40sqm

- 1. Ante Room | 11sqm
- 2. Toilet | 4SQM
- **3. Store** | 7sqm
- 4. Laundry | 6SQM
- 5. Balcony | 10sqm
- 6. Open Kitchen | 30sqm
- 7. Main Lounge
  - & Dining | 88sqm
- 8. **BQ**|9sqm
- 9. Toilet 3 | 3sqm
- 10. Terrace | 33sqm

#### PENT APARTMENTS // 1 UNIT

#### - SIXTH FLOOR LAYOUT



- 1. Balcony | 12sqm
- 2. Master Bedroom | 38sqm
- 3. Closet | 16sqm
- 4. Box Room | 5sqm
- 5. Toilet 1 | 11sqm
- 6. Balcony 2 | 19sqm
- 7. **Bedroom 3** | 27sqм 8. Toilet 3 | 7sqm
- 10. Toilet 4 | 7sqm

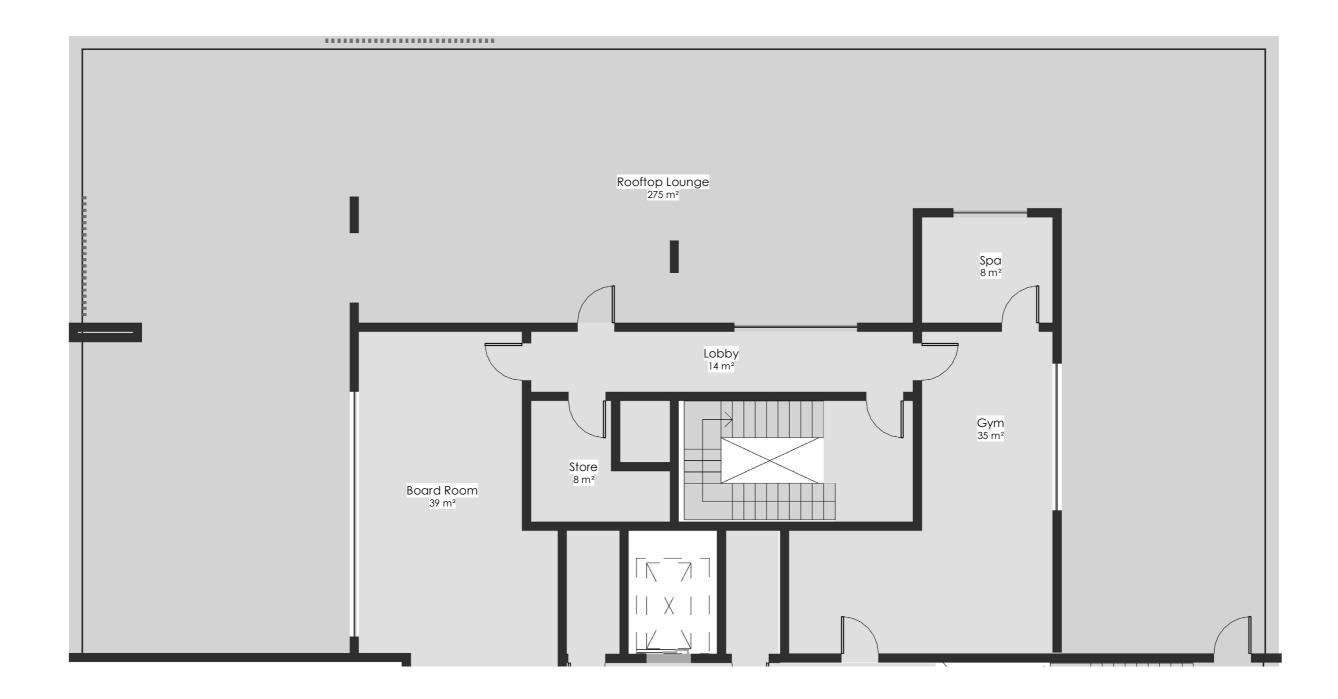
9. **Bedroom 4** | 27sqm

- 1. Family Lounge | 41sqm
- 2. Balcony | 5sqm
- 3. **Lobby** | 28sqm
- 4. Linen | 3sqm
- 5. Toilet | 5sqm
- 6. **Bedroom 2** | 28sqM
- 7. Closet | 6sqm
- **8. BQ** | 6sqm
- 9. Toilet | 3sqm

10. Balcony 2 | 5sqm

#### PENT APARTMENTS // 1 UNIT

#### - SEVENTH FLOOR LAYOUT



1. Board Room | 39sqm

2. Store | 8sqm

- 3. **Lobby** | 14sqm
- 4. **Gym**|35sqm
- 5. **Spa** | 8sqm
- 6. Rooftop Lounge | 275sqm











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