

 Gracias Group Building
 KM 46 Lekki - Epe Expressway Corner
 Bus Stop by United Estate, Sangotedo, Lagos


 www.graciasglobal.com
 hello@graciasglobal.com





 @graciasglobal

GRACIAS COURTS 1-ALL YOU NEED TO KNOW

QUESTIONS	ANSWERS
Where is Gracias Courts 1?	Gracias Courts 1 Atlantic Area is situated at Sangotedo (Eti-Osa), Behind Novare Shopping Mall (Shoprite), off Motony Motony Road.
Who is the developer of Gracias Courts 1?	Gracias Global Homes & Property Nigeria Limited.
Would there be any development levy?	YES, development Levy to be paid at the appropriate time are: 600sqm – N3,000,000 550sqm – N2,750,000 500sqm – N2,500,000 450sqm – N2,250,000 400sqm – N2,000,000 350sqm – N1,750,000
Would there be any Survey/Allocation fee?	YES, with 2 options; N1,000,000 PER PLOT for RED COPY (Signed by Registered Surveyor & Lodged) N500, 000 PER PLOT for BLUE COPY (Signed by Registered Surveyor). Survey Plan with Company's name attract double charges
Would there be an Agreement fee?	YES, the Agreement fee referred to as DEED OF ASSIGNMENT is N100, 000 PER PLOT.
When can I take possession of the plot(s)?	Habitable estimated period (24 months)
What do I get at the point of allocation of my land?	Letter of Allocation, Deed of Assignment and Survey Plan.
What do I get after the initial / complete payment of my land?	Contract of sale, Invoice and Receipt for the payment made.
What are the payment structures?	Outright, 3months and 6 months (interest free till 30 th of June,2021 and 6% increase from 1 st of July ,2021) only Corner Piece plots attract 20% Surcharge to the cost of the land.
What type of Title does Gracias Global have on the land?	Government Approved Excision (Oladehinde Village Excision), Deed of Assignment with landowners, Lagos State Approved Survey Plan and Global C of O in progress.
Is the road to the Estate motorable?	Yes, the road to the Estate is motorable.

APPLICATION FORM AND FAQ FOR GRACIAS COURT 1



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Is there any time limit to commence work on my land after allocation?	No, there is no time limit to commence work but maintainers of the undeveloped plots must be done frequently for the safety of the residents living in the Estate.
Can I re-sell my plot(s) or property?	YES, but we have to be informed for documentation.
Can I pay cash to your agent?	<p>NO, All payments must be made to our Bank accounts:</p> <ul style="list-style-type: none"> ● FCMB BANK 6598882012, GRACIAS GLOBAL HOMES & PROPERTY NIGERIA LIMITED ● ZENITH BANK 1014685517, GRACIAS GLOBAL HOMES & PROPERTY NIGERIA LIMITED. ● ZENITH BANK DOLLAR ACCOUNT 5071101751, GRACIAS GLOBAL HOMES & PROPERTY NIGERIA LIMITED (To be subjected to Bank Exchange rate). ● ZENITH BANK POUNDS ACCOUNT 5060276383, GRACIAS GLOBAL HOMES & PROPERTY NIGERIA LIMITED (To be subjected to Bank Exchange rate). ● ACCESS BANK 0076672173, GRACIAS GLOBAL HOMES & PROPERTY NIGERIA LIMITED ● ACCESS BANK POUNDS ACCOUNT 0110823204, GRACIAS GLOBAL HOMES & PROPERTY NIGERIA LIMITED (To be subjected to Bank Exchange rate). ● ACCESS BANK DOLLAR ACCOUNT 0091461660, GRACIAS GLOBAL HOMES & PROPERTY NIGERIA LIMITED (To be subjected to Bank Exchange rate).
What are the sizes of the plot?	<p>[600sqm] <input type="checkbox"/> [550sqm] <input type="checkbox"/> [500sqm] <input type="checkbox"/></p> <p>[450sqm] <input type="checkbox"/> [400sqm] <input type="checkbox"/> [350sqm] <input type="checkbox"/></p>
If I paid outright payment or installments payment for my plot(s) and I'm no longer interested; can I get a refund?	YES, but it would be subjected to getting another buyer and less 25% purchase sum.

(Please, fill and sign the column below to indicate you have read and understood the contents of this document)

Subscribers Name.....Signature.....Date.....

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Title: Dr Mr Mrs Miss Ms

• This form should be completed in BLOCK LETTERS

Surname:

Other names:

Sex: MALE FEMALE

Nationality:

Tel: +

Email:

Residential Address:

City/Country:

Occupation:

Employers' Name:

Employers' Address:

Affix Passport

NEXT OF KIN

Name:

Address:

Tel: +

Types of Plots (Please tick applicable option below)

Residential Corner Piece Attracts 20% of Land cost

Number of Plots

Payments Options: Outright 3months
6months (interest free till 30th of June,2021 and 6% increase from 1st of July ,2021)

Documentation of land agreement: (Required at time of payment)
Survey/Allocation fee: (Required at time of Allocation)
Development Levy: (Required at physical allocation)
Electricity connection fee: (Required at the appropriate time)

Total payment now

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I..... hereby affirm all information provided as a requirement for the allocation of land in Gracias... In ETI-OSA LCDA, Lagos State is true and any false or inaccurate information given by me may result in the decline of my application.

Signature: _____ Date: _____

Referred by:

Referral Phone No: +

Referral Email Address:

Gracias C.I.D:

Group C.I.D: