



# LEKKI VILLAS

## FREQUENTLY ASKED QUESTIONS

**Q. Where is Lekki Villas?**

A. Lekki Villas is situated in Igbojiya Village near Bogije, off Lekki- Epe expressway. is about Fifteen (15) minutes drive from Ajah bus stop.

**Q. Who is the developer of Lekki Villas?**

A. Folkland Property Development Company (FPDC)

**Q. What types of infrastructure will the developer provide?**

A. Perimeter fencing, Earth road, Gate house, Generator or Solar to power the street lights\*

**Q. Would there be any development and service charge to be paid?**

A. Yes, to be determined later.

**Q. Would there be any survey fee?**

A. Yes, there will be total sum of N100, 000. For Survey and Documentation of plot(s) purchased

**Q. When will my (plots) be allocated to me?**

A. Immediately after the 100% payment for the land is made.

**Q. What do I get after completion of payments for the land?**

A. Receipt, letter of allocation and deed of assignment.

**Q. What type of Title does Lekki Villas have on the land?**

A. Irrevocable power of Attorney to execute sale, Deed of Agreement with Land Owners and Lagos State Government Approved Survey Plan. The Gazette is in process.

**Q. Can I pay a deposit and pay balance anytime within the duration of tenure chosen?**

A. After the payment of the initial deposit you are expected to pay the balance monthly. Nonpayment monthly as at when due will be treated as fundamental breach of contract which can result to termination or revocation of contract.

**Q. Can I start construction or building on the land now?**

A. You can start building on the land after physical allocation and payment of the stipulated Survey fee and development levy.

**Q. Is the road to the Estate motor able?**

A. Yes, the road to the estate is motor able.

**Q. Is there any time limit to commence work on my land after allocation?**

A. No.

**Q. Can I re-sell my plot/property?**

A. PWAN Ltd can buy back plots from subscribers who have paid up on their land or assist to get a buyer. A charge of 10% (agency fee) is deducted from purchase/ selling/current price in both cases.

**Q. Can I pay cash to your Agent?**

A. While we are not discrediting anybody, we strongly advice that cash should be paid to PWAN Ltd only. Otherwise, cheque should be issued in favour of PWAN Ltd. We would not accept any responsibility for any liability that may arise as a result of deviation from the above instruction.

**Q. What is the size of the plot?**

A. 60 ft. X 120 ft.

**Q. What happens if I cannot continue with the payment? Can I get a refund?**

A. Yes, Ninety (90) days notice has to be given by the purchaser, for the vendor to process the refund. If at the end of the notice the refund is not ready, another Sixty (60) days shall be given to the Vendor , after which the purchaser shall get the refund of total money paid less 20% administrative expenses, cost of COT and 10% Agency fee if introduced by any of our independent marketers.

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

Subscriber's Name: ..... Sign:..... Date:.....