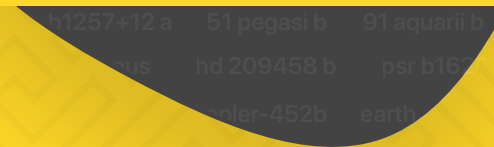



**eszentia**  
the homeworld





*The universe is a vast place filled  
with planets of every shape and size,  
but only one is Essentia.*

*...welcome to  
**essentia!***

# Life *thrives* on Essentia

Essentia is more than just home. It gives you a sense of place and breathes essence into life.

Your unique aspirations will fit here: young and upwardly mobile? Small growing family? Middle-aged empty-nesters? You can be the perfect **Human of Essentia.**







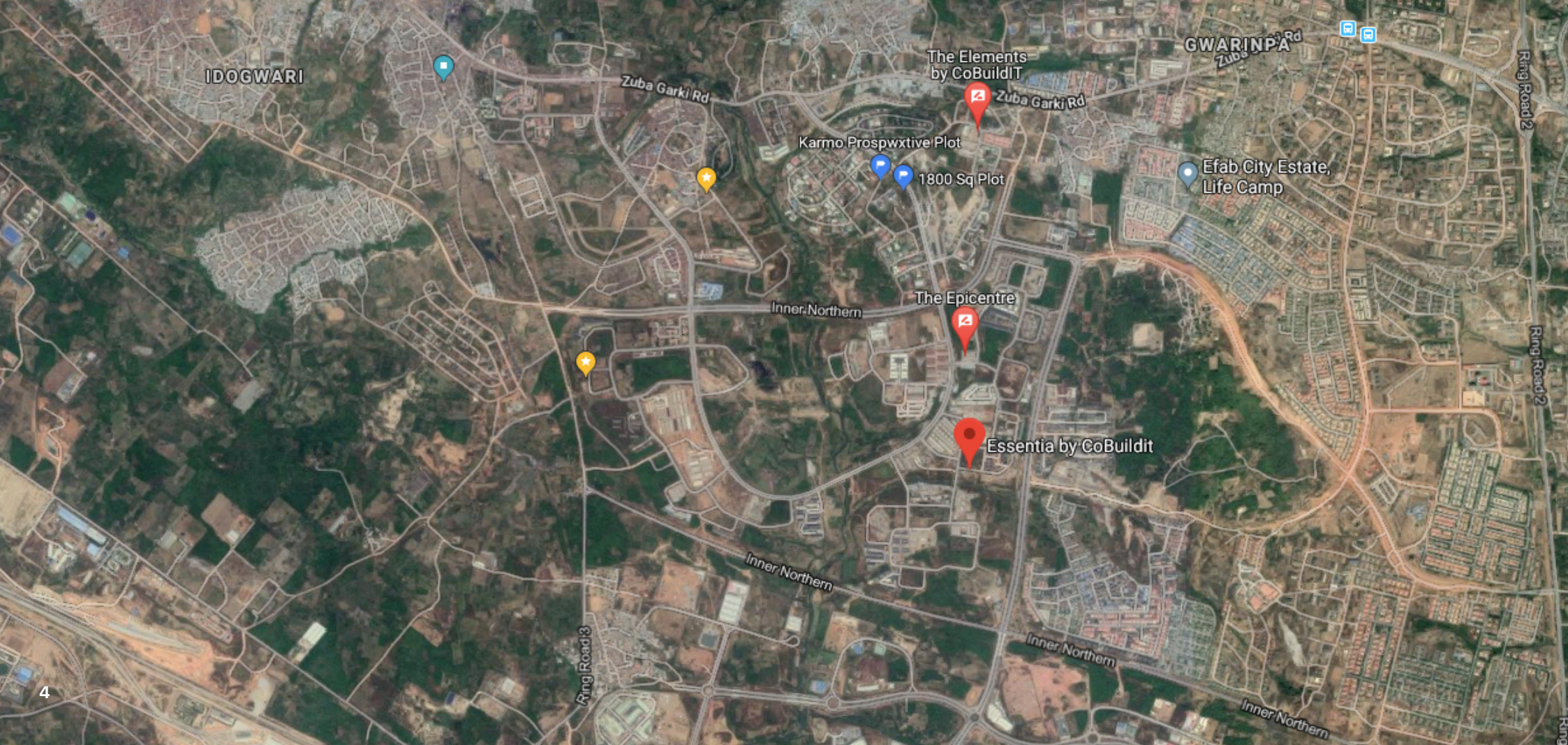


Located in the rapidly growing Karmo District, close to Turkish Hospital and the Epicenter by CoBuildit, Essentia is a corner piece property with very interesting views of the universe.

Rumour has it...

...that Mars has water...

...but it's just rumours. On Essentia though, there's water – so much water that we even have enough for a swimming pool. If you get too hot in the gym, you can take a dip.



IDOGWARI

Zuba Garki Rd

The Elements  
by CoBuildIT

Zuba Garki Rd

GWARINPA  
Zuba

Ring Road 2

Karmo Prospwxtive Plot

1800 Sq Plot

Efab City Estate,  
Life Camp

Inner Northern

The Epicentre

Essentia by CoBuildit

Inner Northern

Ring Road 13

Inner Northern

Inner Northern





..find your place in the universe



Essentia has four dwelling types. All the units have been created with specific occupants in mind.

**gravitas**



**cartes**



**lux**



**energeia**







# gravitas

*/'gravitas, 'gravita:s/*


***noun:*** dignity, seriousness, or solemnity of manner

Gravitas was one of the Roman virtues, along with pietas, dignitas, and virtus, that were particularly appreciated in leaders. Evidence shows that it was most likely influenced by the Greek virtue of Arete. It may be translated variously as weight, seriousness, dignity, and importance and connotes a certain substance or depth of personality. It also conveys a sense of responsibility and commitment to the task. In the British education system, gravitas was seen as one of the pillars of the moral formation of the English gentleman during the Victorian and Edwardian eras.

The Gravitas is designed for the dignified mid-sized family.

 6 units

 210sqm

 N37,500,000.00 p.unit exclusive of VAT

Includes store & pantry.





GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

GRAVITAS  
210 SQM | 2,260.42 SQ FT



## cartes

/kɑ:'ti:z,/

**noun:** relating to Descartes and his ideas.

Cartesian Coordinates are numbers which indicate the location of a point relative to a fixed reference point (the origin), being its shortest (perpendicular) distances from two fixed axes (or three planes defined by three fixed axes) which intersect at right angles at the origin.

These prime penthouse apartments with wide terraces that command great views can be described in one word – lofty. The Cartes apartments are fit for those who love to look upon the world from heights.

 3 units

 126sqm - 137sqm

 N23,500,000.00 p.unit

Includes store & pantry, 4KVA inverter installed.



CARTES I  
126 SQM | 1,356.25 SQM



CARTES II  
139 SQM | 1,496.18 SQ FT



CARTES III  
137 SQM | 1,474.66 SQ FT





# lux

/lʌks/

**noun:** the SI unit of illuminance, equal to one lumen per square metre.

The lux (symbol: lx) is the SI derived unit of illuminance and luminous emittance, measuring luminous flux per unit area. It is equal to one lumen per square metre. In photometry, this is used as a measure of the intensity, as perceived by the human eye, of light that hits or passes through a surface.

All things bright and beautiful! These are the bright stars of the apartment block.

Beautiful three bedroom apartments positioned like a constellation on the block. You can pick your choice from any of the floors and any of the wings. Choose your star.

 11 units

 127sqm - 143sqm

 N22,500,000.00 p.unit

Includes store & pantry, 4KVA inverter installed.



LUX I  
127 SQM | 1,367.02 SQ FT



LUX II  
135 SQM | 1,453.13 SQ FT



LUX III  
143 SQM | 1,539.24 SQ FT



## energeia

/ener'dʒia/

*noun:* energy, strength, vigour.

Energeia is a word based upon ἔργον (ergon), meaning "work". It is the source of the modern word "energy". Two examples of energeiai in Aristotle's works are pleasure and happiness (eudaimonia). Pleasure is an energeia of the human body and mind whereas happiness is more simply the energeia of a human being a human.

This one-bedroom apartment is a rush of energy! Perfectly suited for the spinster or bachelor, it's a great place to call your first home. You've got a pool and gym access to stay FitFam, and you'd be living in an amazing community. Energeia is more than just home, it's a state of mind.



 1 unit

 69sqm

 N10,000,000.00 p.unit

Includes store & pantry, 4KVA inverter installed.



1



2



1



1



## reserve your keys.

Why move to Mars when you could just stay on Essentia for a lot less ?  
For a fraction of what it will cost you to go to Mars with Elon Musk's SpaceX,  
you can live very comfortably on Essentia.

Each Home in Essentia is priced exclusive of VAT.

**Gravitas | 4 Bedroom Terrace | N37,500,000**

**Cartes | 2 Bedroom Penthouses | N23,500,000**

**Lux | 3 Bedroom Apartments | N22,500,000**

**Energeia | 1 Bedroom Apartment | N10,000,000**

### Payment Plan

30% Initial Deposit,

30% Three months into Construction

20% Six Months into Construction

15% Nine Months into Construction

5% final instalment at Practical Completion

### Ancillary Services include

Full Scale Facility management after occupation

Pre-paid back-up Power Solutions

**Project Duration: 18 Months**



## ***Purchase Options***

***Buy to Lease***

**Buy to Own**

**Safe Payment Terms**

## ***Competitive Features of Essentia***

***Essentia Offers 8% Rental Income to Discerning Homeowners, with average annual Appreciation Rate of 10%.***

**Essentia is 20% Cheaper than comparable properties with similar features and location.**

**We offer an optional custodian arrangement that guarantees that we deliver your property on time and with no hassles.**



*...Essentia is waiting*



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Opp. Jabi Lake Mall, Jabi, Abuja

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Olayide - + 234 7036 108 580

Obinna - + 234 8065 129 429

'wole - + 234 8054 471 311



<https://www.cobuildit.com>



<https://www.octoville.com>