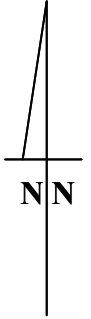
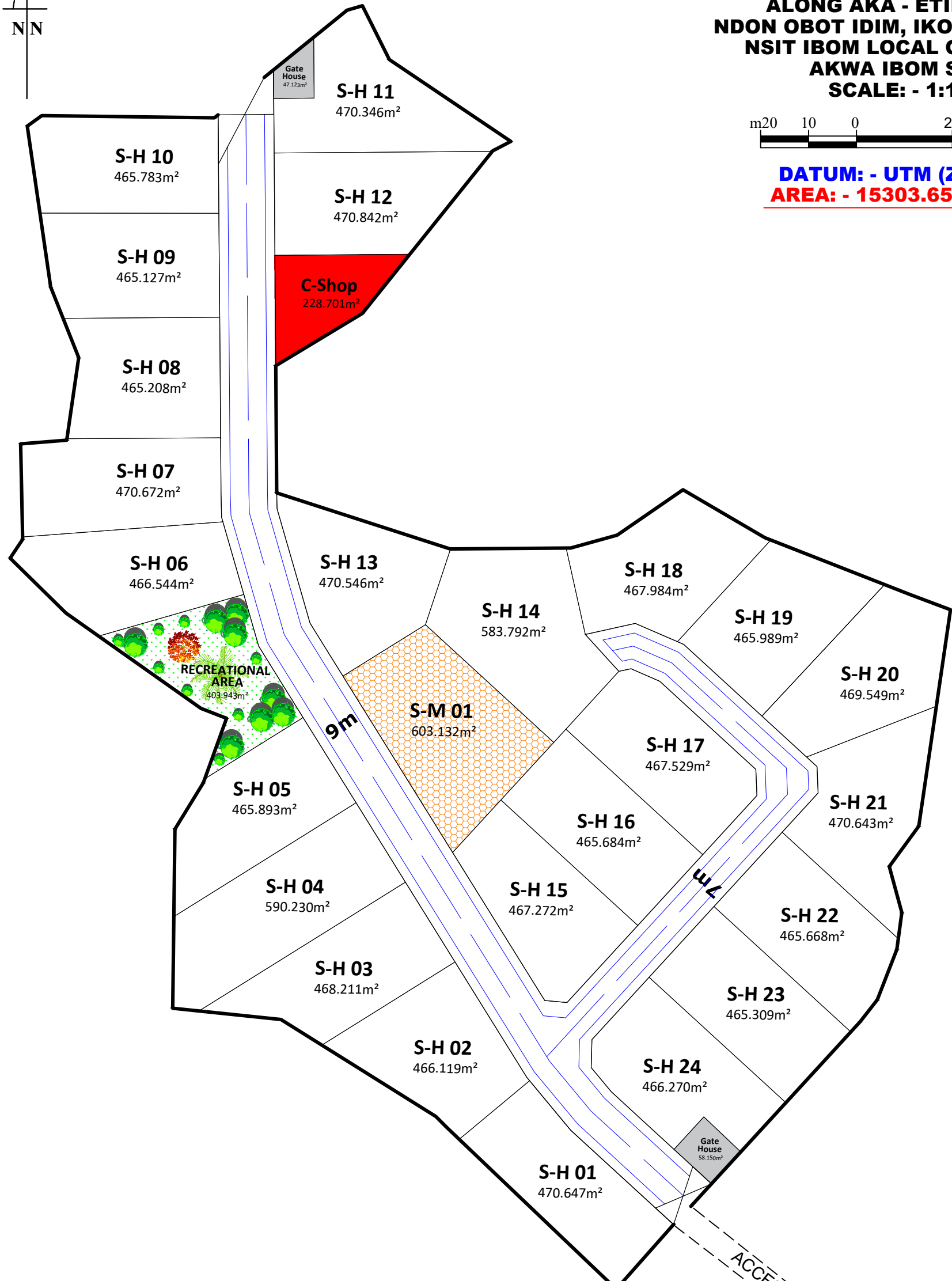


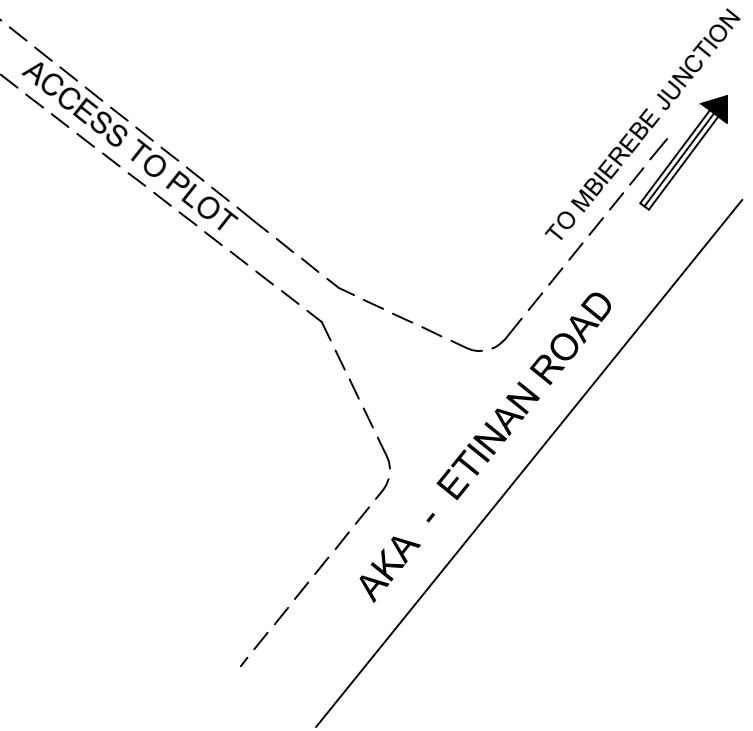
LAYOUT PLAN SHEWING LANDED PROPERTY OF SYCAMORE ESTATE ALONG AKA - ETINAN ROAD NDON OBOT IDIM, IKOT OTONG NSIT NSIT IBOM LOCAL GOVT. AREA AKWA IBOM STATE SCALE: - 1:1000



DATUM: - UTM (ZONE 32)
AREA: - 15303.655 SQ. MTS



SITE ANALYSIS		
TOTAL SITE AREA :	15,303.655sqm	1.530ha
TOTAL ROAD AREA :	2499.950sqm	0.250ha
RESIDENTIAL AREA :	12,065.788sqm	1.207ha
SECURITY:	105.273qm	0.011ha
COMMERCIAL AREA:	228.701qm	0.023ha
RECREATIONAL AREA :	403.943qm	0.040ha



General Notes:

TOTAL NUMBER OF PLOTS:	25 PLOTS
HIGH DENSITY:	24 PLOTS
MEDIUM DENSITY:	01 PLOTS

AVERAGE PLOT SIZES:	
HIGH DENSITY:	15.5m * 30m = 465.125sqm
MEDIUM DENSITY:	24m * 31.25m = 750.00sqm

ROAD DESIGN:	
MAJOR ROAD:	9m
CUL - DE - SAC:	7m

project: SYCAMORE ESTATE, UYO.

client: CAPITAL CITY DEVELOPMENT LTD.
1st Floor, Ecm Plaza,
Kilometer 5 Ozuoba East-West Road,
Opposite Charkin Maritime Academy,
Port Harcourt, Rivers State.
www.capitalcitydev.com

scale:	URBAN DESIGN
scale:	1 : 1000
date:	SEPTEMBER, 2023

Designed by: VICTOR I . A

drawing title: SUBDIVISION PLAN