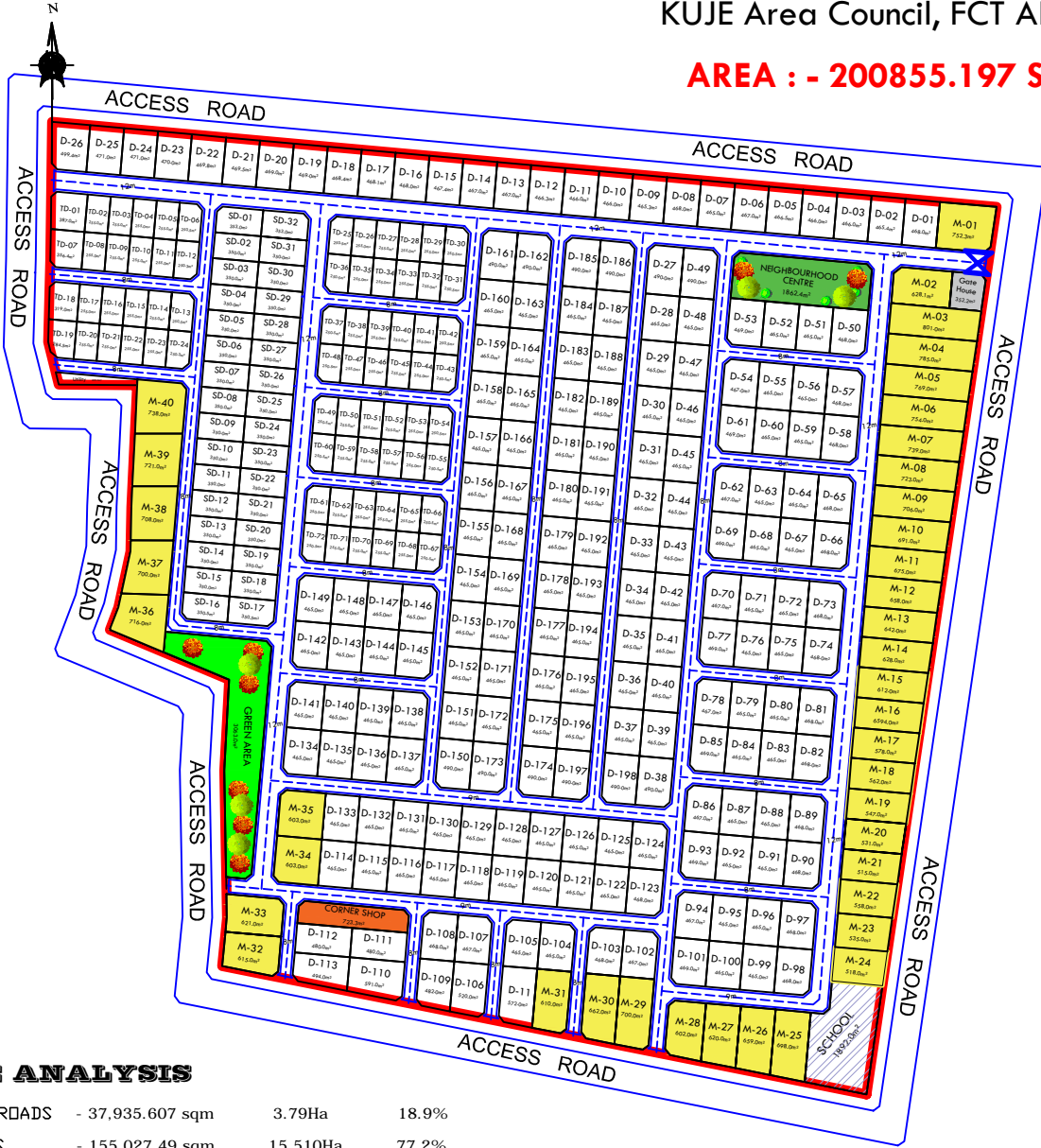


**PROPOSED SUBDIVISION/LAYOUT PLAN  
FOR  
CAPITAL CITY DEVELOPMENT LIMITED  
AT  
CP-13, CP-14, CP-14A phase AA3 Layout,  
KUJE Area Council, FCT ABUJA.**

**AREA : - 200855.197 SQM.**



**LAND-USE ANALYSIS**

INTERNAL ACCESS ROADS	- 37,935.607 sqm	3.79Ha	18.9%
RESIDENTIAL PLOTS	- 155,027.49 sqm	15.510Ha	77.2%
GREEN AREA	- 4295.30 sqm	0.430Ha	2.1%
UTILITY & SERVICES	- 3596.80 sqm	0.360Ha	1.8%
<b>TOTAL SITE AREA</b>	<b>- 200855.197 SQM</b>	<b>20.09Ha</b>	<b>100%</b>

NEWTOWN HAVEN ESTATE, KUJE, ABUJA

**NEWTOWN HAVEN ESTATE, KUJE, ABUJA**

(A) PLOT NUMBERS:	(B) AVERAGE PLOT SIZE:	(C) ROAD DESIGN:
(D)-FULLY DETACHED PLOTS = 198 PLOT(S)	<b>TERRACE-BUILDINGS:</b> 12.5m X 20m = <b>250.0m<sup>2</sup></b>	<b>MAIN ACCESS ROAD:</b> 12m
(SD)-SEMI-DETACHED PLOTS = 32 PLOT(S)	<b>SEMI-DETACHED:</b> 14m X 25m = <b>350.0m<sup>2</sup></b>	<b>ACCESS ROAD:</b> 9m
(TD)-TERRACE DUPLEX PLOTS = 72 PLOT(S)	<b>FULLY-DETACHED:</b> 18.6m X 25m = <b>465.0m<sup>2</sup></b>	<b>CUL-DE-SAC:</b> 8m
(M) - MEDIUM PLOTS = 40 PLOT(S)	<b>TOTAL SITE AREA= 200855.197 SQ.M</b>	<b>FOOT-PATH:</b> 1.2m
<b>TOTAL NUMBER OF PLOTS = 342 plots</b>		

<b>DISCIPLINE:</b>	URBAN PLANNING	
<b>DATE:</b>	SEPTEMBER 2024	
<b>DRAWN:</b>	ADYM CONSULTS LTD	<b>CHECKED:</b> UKPEDJOR U P

CAPITAL CITY DEVELOPMENT LIMITED  
1ST FLOOR, 31 G.U AKE ROAD,  
ELIOZU, PORT HARCOURT  
RIVERS STATE, NIGERIA.  
[www.capitalcitydev.com](http://www.capitalcitydev.com)

**SUBDIVISION PLAN**

dwg. no: 09/22

Drawing title: C l e c