



èurban

THE DIAMOND 1960

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Welcome to The Diamond 1960



In a bustling metropolis, The Diamond 1960 serves as a biophilic retreat where we have intentionally moved away from the "closed-box" apartment model, instead creating expansive, light-filled environments where air flows freely and greenery is integrated into the structural fabric.

The Diamond 1960 is more than a residence; it is a monument to a nation's journey and a developer's vision. Named in honor of the year of Nigeria's independence, the building stands as a diamond in the sky - a symbol of resilience, clarity and enduring value. Just as a diamond is forged under pressure to reach perfection.

The Diamond 1960 has been created by Esorae Urban to be the ultimate expression of ultra-prime living in Lagos. This project is founded on the belief that true luxury is inseparable from well-being, led by a core design principle of "Open Full Spaces" that seeks to reconnect the modern citydweller with the natural world.



RESIDENCES

The Diamond 1960 presents a curated collection of two distinguished residence types: The Maisonettes — spacious, multi-level homes designed for refined family living — and the Penthouse, an exclusive crown residence of unparalleled distinction, elevation, and finish.

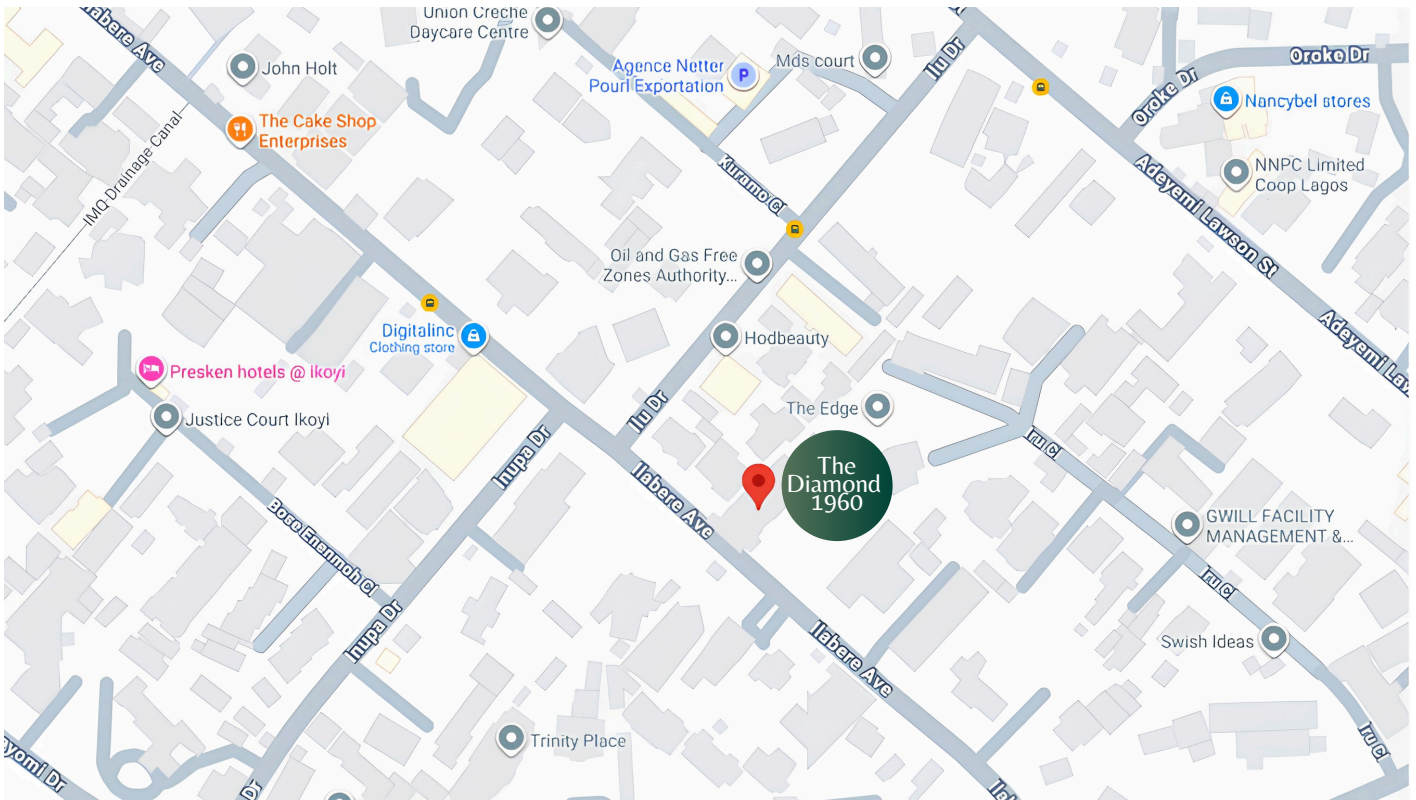
Designed with an unwavering focus on space, light, and biophilic functionality, each residence at The Diamond 1960 offers expansive, open full floor plans, floor-to-ceiling windows, and ultra-prime finishes that harmonize modern luxury with the natural world.

UNIT TYPES

The Diamond 1960 consists of 4 Blocks (Block 1, 2, 3, & 4) with 4 Different Unit types that differ in size, configuration and spacing.

- Unit 1 Configuration - All Maisonettes in Block 1 & 3 - 4 Bedrooms
- Unit 2 Configuration - All Maisonettes in Blocks 2 & 4 - 3 Bedrooms
- Unit 3 Configuration - Penthouses in Block 1 & 3 - 4 Bedrooms
- Unit 4 Configuration - Penthouses in Block 2 & 4 - 4 Bedrooms

There are different unit mixes of 4-bedroom Maisonettes, 3-bedroom Maisonettes and 4-bedroom penthouses.



THE LOCATION

There are prime addresses, and then there is Ilabere Avenue. Nestled in the highly secure, serene heart of Old Ikoyi, this property offers an elite sanctuary designed for those who command influence. Here, your neighbors are the pillars of the nation's judiciary, corporate boards, and diplomatic missions, offering an environment of unmatched tranquility, enhanced security, and seamless infrastructure.

It is more than just a premium location; it is a gateway to Lagos's most exclusive lifestyle hubs, where the city's finest dining, elite networking clubs, and waterfront leisure are an extension of your front yard. Welcome to a neighborhood crafted exclusively for the ultra-high-net-worth individual

PLACES & PROXIMITY

- 2 Minutes to the Federal High Court Corridor: An institutional presence that guarantees a highly patrolled, impeccably secure, and infrastructure-stable micro-zone.
- 3 Minutes to Premium Retail & Cafés: Effortless access to gourmet bakeries like The Cake Shop Enterprises and boutique corporate services right on your street.
- 5 Minutes to Ikoyi Club 1938: Seamless connectivity to Nigeria's premier 18-hole golf course, private tennis courts, and the ultimate elite networking hub.
- 6 Minutes to the Banana Island Access Road: A direct, traffic-free connection to the country's most exclusive private island residential enclave.

THE EXTERIOR



THE RECEPTION



THE RECEPTION



MAISONETTE - INTERIOR



MAISONETTE - INTERIOR



MAISONETTE - INTERIOR



FIRST FLOORS



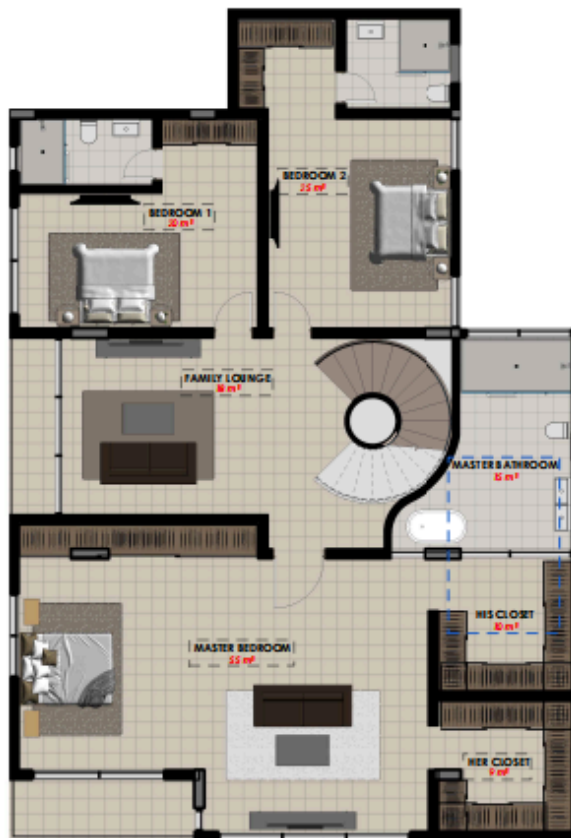
GROUND FLOORS



FIRST FLOOR PLANS



GROUND FLOOR PLANS





Biophilic functionality



Ample Parking



Home Cinema



In-House Gym



In-house Elevators



Floor-to-ceiling Windows

HEAD OFFICE:
37A GLOVER ROAD, IKOYI, LAGOS, NIGERIA



SPACE AREAS & UNIT PRICES

THE DIAMOND - SPACE AREA

SPACES

	UNIT 1 (SQM)	UNIT 2 (SQM)	UNIT 3-PENT (SQM)	UNIT 4-PENT (SQM)
LIVING ROOM	55	55	55	55
DISPLAY KITCHEN AND DINING	25	25	25	25
ANTE ROOM	19	20	30	30
HOME OFFICE	8	8	14	14
COOK'S KITCHEN	13	13	13	13
MASTER BEDROOM	38	55	55	55
WALK - IN - CLOSET	21	23	20	20
MASTER BATHROOM	13	13	15	15
BEDROOM 1	21	26	20	26
BATHROOM 1	5	8	5	8
BEDROOM 2	24	23	25	23
BATHROOM 2	5	6	5	6
GUEST BEDROOM	20	-	19	25
GUEST BATHROOM	4	-	8	8
FAMILY LOUNGE	22	22	18	18
HOME CINEMA	-	-	17	12
HOME GYM	-	-	20	22
VISITOR'S TOILET	2	2	3	3
TOTAL SQM OF UNIT	417	426	527	544

THE DIAMOND - UNIT PRICES

FLOORS

	UNIT 1 (SQM)	UNIT 2 (SQM)	UNIT 3-PENT (SQM)	UNIT 4-PENT (SQM)
1ST AND 2ND				
3RD AND 4TH				
5TH, 6TH AND 7TH				