WATERFRONT RESIDENCES · LEKKI PHASE 1, LAGOS

# LAGOON CURVE

Luxurious Residence Redefined

A DEVELOPMENT BY

WELCOME

# A HOME WHERE THE WATER SETS THE PACE

There are places you live, and places that change the way you live. Lagoon Curve is the second kind.

Rising beside the lagoon, this landmark of twenty-one residences pairs sculpted architecture with a calm that is rare in the city. Mornings begin with light on the water; evenings end on your balcony as the skyline comes alive.

Every detail, from the sweep of the facade to the herringbone floors underfoot, has been considered so that you can simply arrive, exhale and live well, today and for years to come.





INTRODUCING LAGOON CURVE

# LIFE ON THE CURVE

Lagoon Curve is a private collection of twenty-one homes, wrapped in a flowing white facade that mirrors the gentle line of the lagoon. Twelve two-bedroom apartments and nine double-height lofts sit above secure, generous parking, crowned by a pool terrace and a residents' fitness studio.

**21**
PRIVATE RESIDENCES

**12**
TWO-BEDROOM APARTMENTS

**9**
ONE-BEDROOM LOFTS

**26**
PARKING SPACES




AMENITIES

# FEATURES

Lagoon Curve is designed for those who want more from home: the calm of the lagoon, the comfort of considered design and everything you need close at hand. From the concierge who welcomes you at the door to the rooftop pool where the day winds down, every detail has been chosen to make life easier.

With amenities on site and the best of Lekki, Ikoyi and Victoria Island only minutes away, residents enjoy a rare standard of waterfront living, complete with the everyday conveniences that matter most.

- Concierge & reception
- Rooftop pool & sun deck
- Rooftop game room
- Residents' fitness studio
- Private jetty & lagoon boardwalk
- 26 secure parking spaces
- Lift access to every floor
- Standby power generator
- On-site water treatment
- Private balconies
- Fitted kitchens & wardrobes
- Minutes from the Link Bridge
- Near The Palms & Landmark Beach
- Easy reach of Victoria Island & Ikoyi



# SHAPED BY WATER

Each floor sweeps outward in a soft white ribbon, echoing the edge of the lagoon it faces. Deep balconies, planted ledges and floor-to-ceiling glass draw light and breeze into every home.

ARCHITECTURE

# LIGHT, LINE & LAYER






A building that feels as good to come home to as it looks from the street.

Five stacked floors step and curve so every home claims its own outdoor room. Warm timber soffits, slim glass rails and cascading planters soften the white form, changing character with the light from morning to night.



THE FACADE

# EVERY HOUR, A NEW VIEW

By day the white curves glow against the sky. As the sun sets, the glass deepens to blue and warm light gathers along each balcony. It is a building that never looks the same twice.

Wide glazing and deep balconies capture the best of the Lagos light while shading rooms from the harsh midday sun, so interiors stay bright, cool and comfortable from morning to night.



AFTER DARK

# A LANDMARK BY NIGHT

As evening falls, soft light traces every curve of the facade. From the lagoon road, Lagoon Curve becomes a warm glow on the waterfront, a welcome home you will see long before you arrive.

Inside, layered lighting carries the same warmth through every room. It is soft, considered and made for the evenings you spend at home with the lagoon outside your window.



FROM ABOVE

# GREEN ALL AROUND



BY DAY



BY NIGHT

Set within mature greenery, with a private pool terrace above it all.

From the air, Lagoon Curve reveals its quiet confidence: a crisp white form framed by trees, with a sheltered pool terrace and lounge reserved for residents at the top of the building.



ARRIVAL

# ROOM FOR EVERY JOURNEY

Arrive through a landscaped court into a secure ground floor given over to parking, with twenty-six spaces for twenty-one homes, so there is room for the second car and for guests.

A staffed reception and lift access keep the journey from car to front door short, sheltered and secure, whether you are arriving with shopping, with children or late at night.



**26 PARKING SPACES**
Ample secure parking on the ground floor.

**CONCIERGE & RECEPTION**
A welcoming front desk at the entrance.

**STANDBY POWER**
Dedicated generator room on site.

**WATER TREATMENT**
On-site water treatment plant.



LAGOON LIFE

# WHERE THE CITY SLOWS DOWN

Step out of your front door and onto the water's edge. A timber boardwalk wraps the project, facing the lagoon, with a private jetty for the days you want to leave the traffic behind.

Morning walks, sunset strolls and quiet moments by the water become part of everyday life, a rare luxury in a city that seldom slows down.

**PRIVATE JETTY**

**LAGOON-FRONT BOARDWALK**






# PROJECT LOCATION & ACCESS - LEKKI

LAGOON CURVE

24 Ogbunike Street, Lekki Phase 1, Lagos

1. Lekki–Ikoyi Link Bridge
2. Landmark Beach, Oniru
3. Banana Island, Ikoyi
4. The Palms Shopping Mall
5. Victoria Island
6. Eko Atlantic City

**08** Min
To Lekki–Ikoyi Link Bridge

**12** Min
To Landmark Beach

**15** Min
To Banana Island & Ikoyi

**15** Min
To The Palms Shopping Mall

**16** Min
To Victoria Island

**21** Min
To Eko Atlantic City

Indicative off-peak drive times from site. Map not to scale.

# TWO WAYS TO LIVE

Twenty-one homes in two distinct characters. Choose a generous apartment made for family life, or a dramatic loft that rises to a bedroom above.

Both share the same considered finishes, private outdoor space and access to the pool terrace, game room and fitness studio. The only difference is how you like to live.



CHAPTER 01

## 12 TWO-BEDROOM APARTMENTS

First to third floors · two en-suite bedrooms, open lounge and dining, fitted kitchen and private balcony.



CHAPTER 02

## 9 ONE-BEDROOM LOFTS

Fourth floor and mezzanine · double-height living, open stair, kitchenette and a bedroom suite above.



01

CHAPTER 01

# THE TWO-BEDROOM APARTMENTS

## Twelve homes made for family life.

Across the first to third floors, each apartment pairs a light-filled lounge and dining room with two en-suite bedrooms, a fitted kitchen and a private balcony. There is space to gather, and room to retreat.

**12**
APARTMENTS

**1ST–3RD**
FLOORS

**2**
EN-SUITE BEDROOMS



CHAPTER 01

# THE TWO-BEDROOM APARTMENTS

Space to gather, room to retreat.

Twelve apartments across the first to third floors, each opening from a gracious foyer into a light-filled lounge and dining room. Two en-suite bedrooms, a fitted kitchen and a balcony complete a home designed for family life and effortless entertaining.

| | |
|---|---|
| Homes | **12** |
| Floors | **1st – 3rd** |
| Layout | **2 en-suite bedrooms + guest WC** |
| Types | **A · B · C · D** |
| Unit area | **96 – 100 m²** |

# FLOOR PLAN

## TWO BEDROOM · TYPE A

A B C D TYPE A OF 4




| | |
|---|---|
| Living room | **37 m²** |
| Master bedroom | **22 m²** |
| Bedroom | **15 m²** |
| Kitchen | **11 m²** |
| Ante · TB · T/B · VT | **5 · 4 · 4 · 2 m²** |

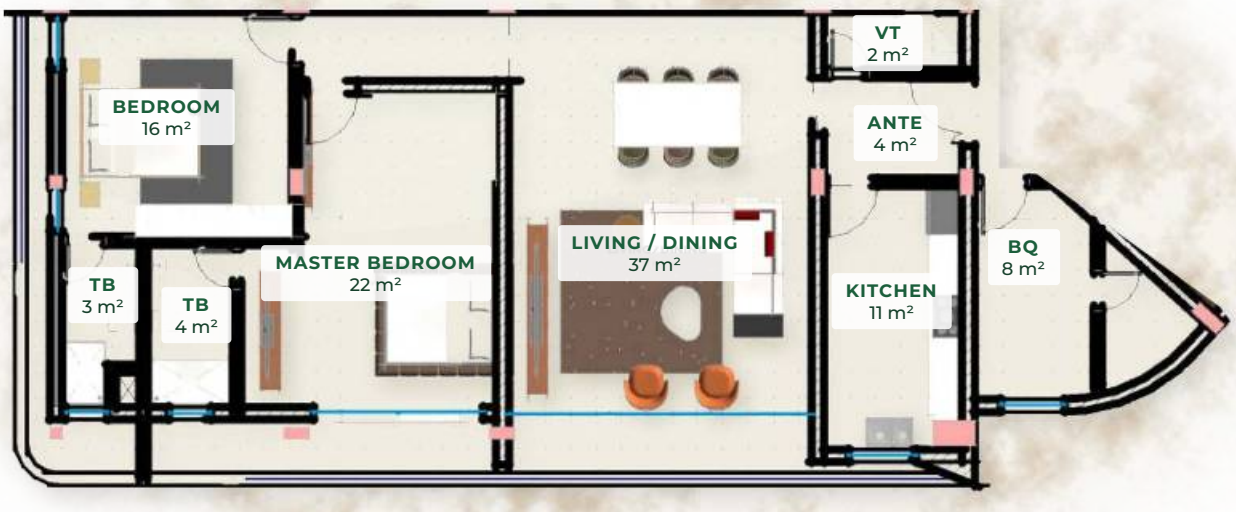
**SUITE AREA: 100 M²**

Room names and areas as shown on the architect's drawings. Plans are indicative and not to scale.

# FLOOR PLAN

## TWO BEDROOM · TYPE B

A | **B** | C | D — TYPE B OF 4




| | |
|---|---|
| Living / dining | **37 m²** |
| Master bedroom | **22 m²** |
| Bedroom | **16 m²** |
| Kitchen | **11 m²** |
| Ante · TB · TB · VT | **4 · 3 · 4 · 2 m²** |
| BQ | **8 m²** |

**SUITE AREA: 99 M²**

**BQ AREA: 8 M²**

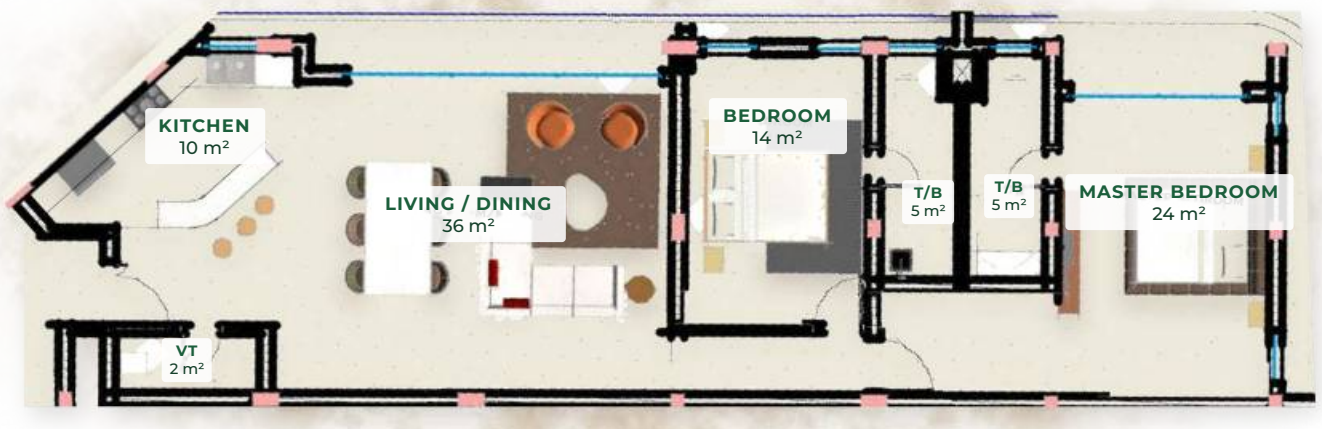
**TOTAL AREA: 107 M²**

Room names and areas as shown on the architect's drawings. Plans are indicative and not to scale.

# FLOOR PLAN

## TWO BEDROOM · TYPE C

A | B | **C** | D — TYPE C OF 4




| | |
|---|---|
| Living / dining | **36 m²** |
| Master bedroom | **24 m²** |
| Bedroom | **14 m²** |
| Kitchen | **10 m²** |
| T/B · T/B · VT | **5 · 5 · 2 m²** |

**SUITE AREA: 96 M²**

Room names and areas as shown on the architect's drawings. Plans are indicative and not to scale.

# FLOOR PLAN

## TWO BEDROOM · TYPE D

A | B | C | **D** TYPE D OF 4




| | |
|---|---|
| Living / dining | **38 m²** |
| Master bedroom | **25 m²** |
| Bedroom | **13 m²** |
| Kitchen | **12 m²** |
| T/B · T/B · VT | **4 · 5 · 2 m²** |

**SUITE AREA: 99 M²**

Room names and areas as shown on the architect's drawings. Plans are indicative and not to scale.

ARRIVAL

# FIRST IMPRESSIONS

Step inside and the pace softens. A timber-lined foyer with a sculptural feature wall and built-in bench sets the tone: warm, considered and quietly luxurious.



FOYER



HALLWAY

THE LOUNGE

# MADE FOR LONG EVENINGS

Sink into sculptural seating beneath a halo of light. Herringbone oak, walnut joinery and floor-to-ceiling windows give the lounge a warmth you feel the moment you sit down.

Wide glazing frames the view and opens onto the balcony, so the lounge extends outdoors whenever the evening calls for it.





# THE MOMENTS THAT MATTER

**Saturday mornings, homework at the table, laughter that fills the room.**

Generous rooms and a natural flow between living, dining and kitchen make it easy to be together, and just as easy to find a quiet corner.

Two en-suite bedrooms give parents and children their own space, while a guest WC keeps visitors comfortable without disturbing the private side of the home.

DINING

# A TABLE WORTH GATHERING

Host six in comfort beneath a sculpted pendant, with the lounge on one side and the kitchen on the other. Dinner parties, Sunday lunches and late conversations all find their place here.











THE KITCHEN

# THE HEART OF THE HOME

Full-height cabinetry, integrated appliances and a stone splashback combine in a kitchen that is as practical for weeknight dinners as it is beautiful for entertaining.

Generous worktops and thoughtful storage give everything its place, so the kitchen stays as calm and uncluttered as the rest of the home.



THE MASTER SUITE

# YOUR PRIVATE RETREAT

A calm, generous bedroom wrapped in timber and soft linen, with its own bathroom, fitted wardrobes and full-height curtains to dim the world outside.

Here the day slows down. Soft textures, warm light and a private en-suite create a retreat that feels a world away from the city outside.



BEDROOMS

# REST, BEAUTIFULLY

Every bedroom is planned around sleep and storage: full-height wardrobes, a wall for your television, soft rugs underfoot and daylight from wide windows.












BATHROOMS

# SPA CALM, EVERY DAY

Clean lines, warm lighting and quality fittings turn everyday routines into small moments of calm, morning and night.

Large-format stone-look tiles, frameless glass showers and floating timber vanities beneath softly lit mirrors turn the daily routine into a quiet ritual.



# 02

CHAPTER 02

# THE ONE-BEDROOM LOFTS

Nine homes with room to rise.

Set at the top of the building, each loft rises through two levels: a soaring living room with tall glass below, and a private bedroom suite above, with the pool terrace and fitness studio just steps away.

**9**
LOFTS

**2**
LEVELS

**4TH + MEZZ.**
FLOORS



CHAPTER 02

# THE ONE-BEDROOM LOFTS

Volume, light and a little drama.

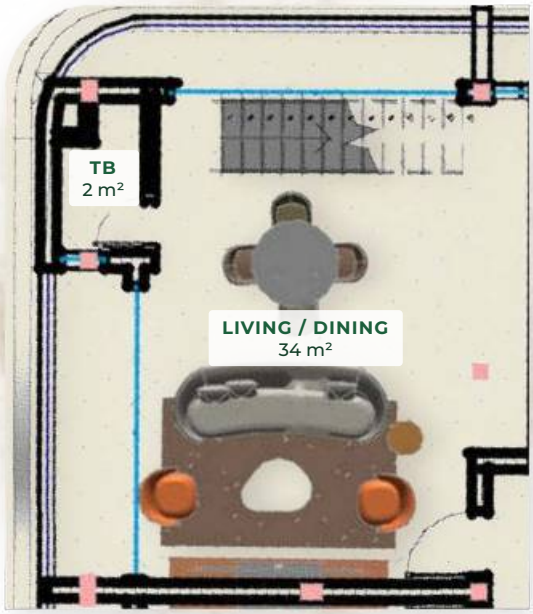
Nine lofts crown the building, each rising through two levels. A soaring living room with tall glass and an open timber stair leads up to a private bedroom suite. It is a home that feels far larger than its footprint.

Set at the top of the building, the lofts offer a rare sense of privacy and the feel of a penthouse, with the pool terrace and fitness studio just steps away.

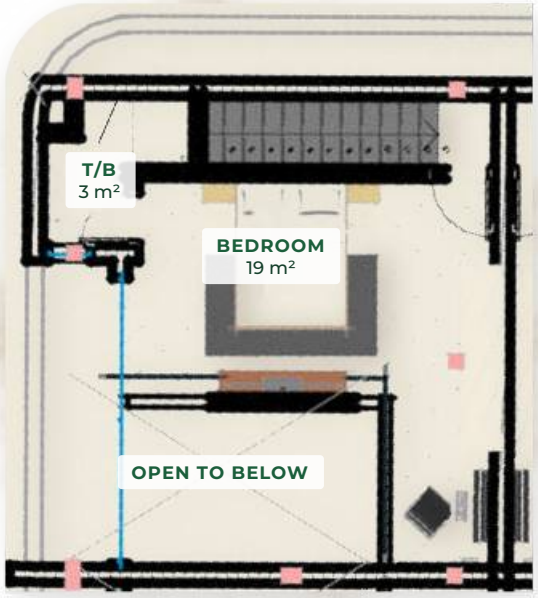
| | |
|---|---|
| Homes | **9** |
| Levels | **4th floor + mezzanine** |
| Layout | **1 en-suite bedroom + guest WC** |
| Unit area | **58 m²** |

# FLOOR PLANS

## ONE BEDROOM LOFT · TWO LEVELS




LOWER LEVEL · FOURTH FLOOR




UPPER LEVEL · MEZZANINE

| | |
|---|---|
| Living / dining | **34 m²** |
| Bedroom | **19 m²** |
| T/B · TB | **3 · 2 m²** |

**SUITE AREA: 58 M²**

Room names and areas as shown on the architect's drawings. Plans are indicative and not to scale.

LOFT LIVING

# ROOM TO BREATHE

The living room rises the full height of the loft, so daylight pours in from tall windows and reaches deep into the home. Gallery-worthy walls and a floating stair make every evening feel like an occasion.

The open plan flows from living to dining to kitchenette, while the bedroom suite above keeps rest and privacy a level apart.

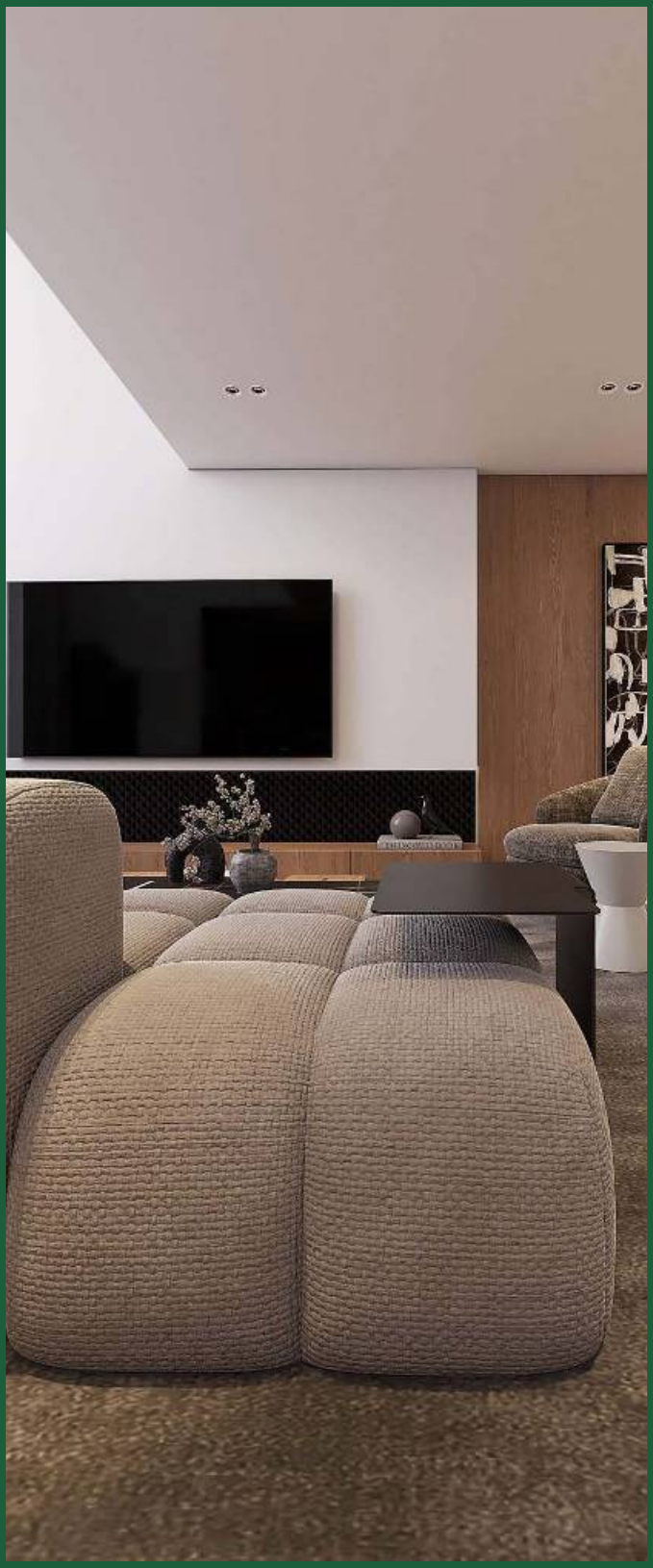


DOUBLE HEIGHT

# LOOK UP

Ceilings that soar, windows that frame the sky and a mezzanine that looks down over it all. The lofts bring a sense of space usually reserved for penthouses.







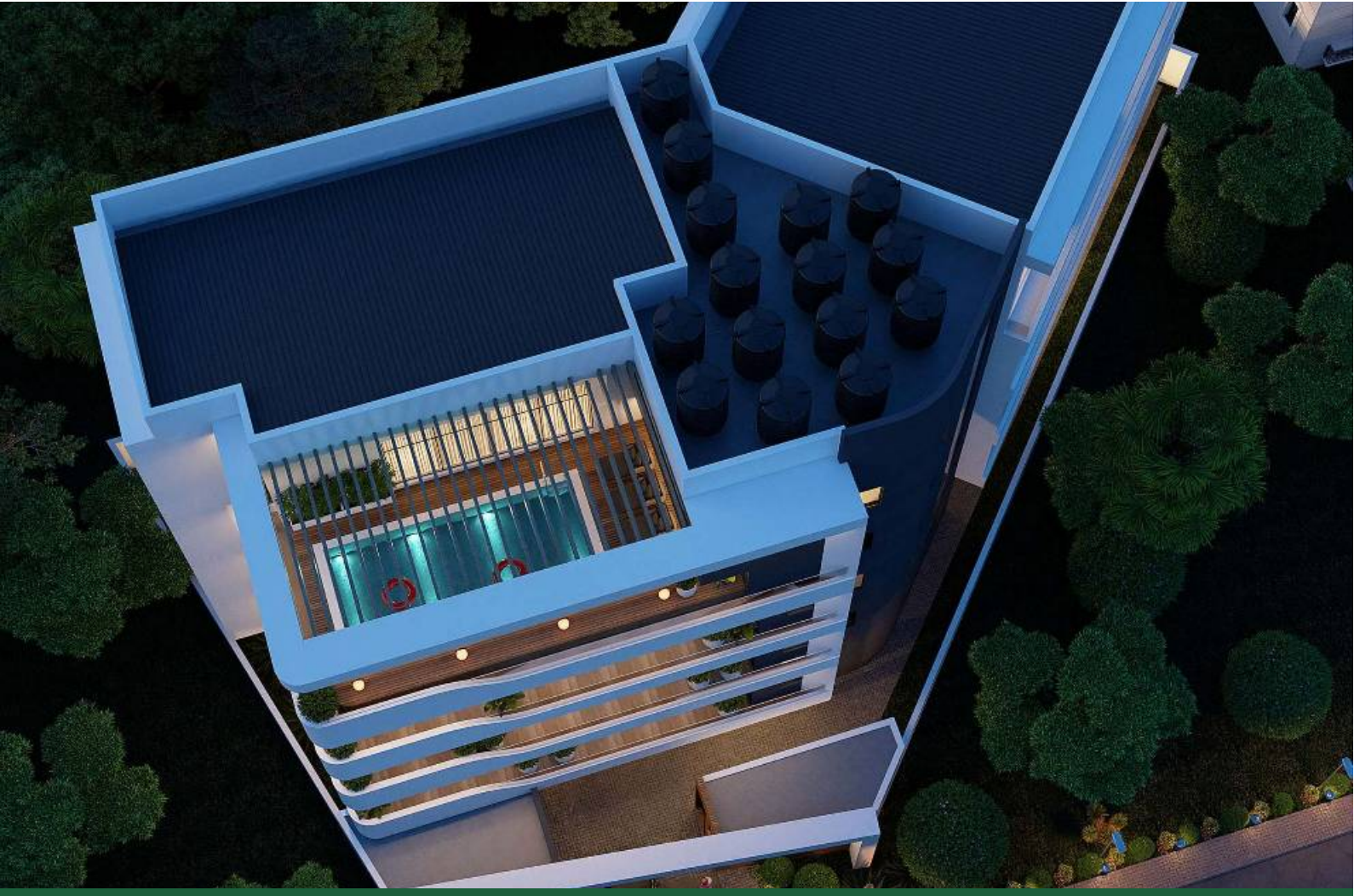


EVERYDAY EASE

## COMPACT, NEVER CRAMPED

Quality finishes and clever storage make it a space you can genuinely cook in, while the open living area stays calm and uncluttered.

Beside the stair, a sleek kitchenette in warm timber and soft grey keeps everything within reach, perfect for a morning espresso or a quiet supper before settling in with a book.



# 03

CHAPTER 03

# AMENITIES

## Everything you need, steps from your door.

A residents' pool terrace, a game room and a fitness studio extend your home beyond its front door, while the lagoon-front boardwalk and private jetty bring the water within reach.

**POOL**
TERRACE

**GAME**
ROOM

**FITNESS**
STUDIO

CHAPTER 03 · AMENITIES

# YOUR POOL ABOVE THE CITY

A sheltered pool terrace with cushioned day beds and skyline views. It is the place for a morning swim, a sundowner with friends, or simply doing nothing at all.

Reserved for residents, the terrace is your own resort moment above the city, a few steps from your front door, whenever you want it.





SOCIAL LIFE

# EVENINGS TO REMEMBER

When friends come over, the whole building becomes your living room, from the poolside lounge to a game room just steps away.

The game room sits alongside the pool terrace, so an evening can move easily from drinks by the water to a friendly game indoors.

**POOL TERRACE**
Day beds, shade and skyline views.

**GAME ROOM**
A space to play, host and unwind.

**RESIDENTS' LOUNGE**
Relaxed seating beside the pool.

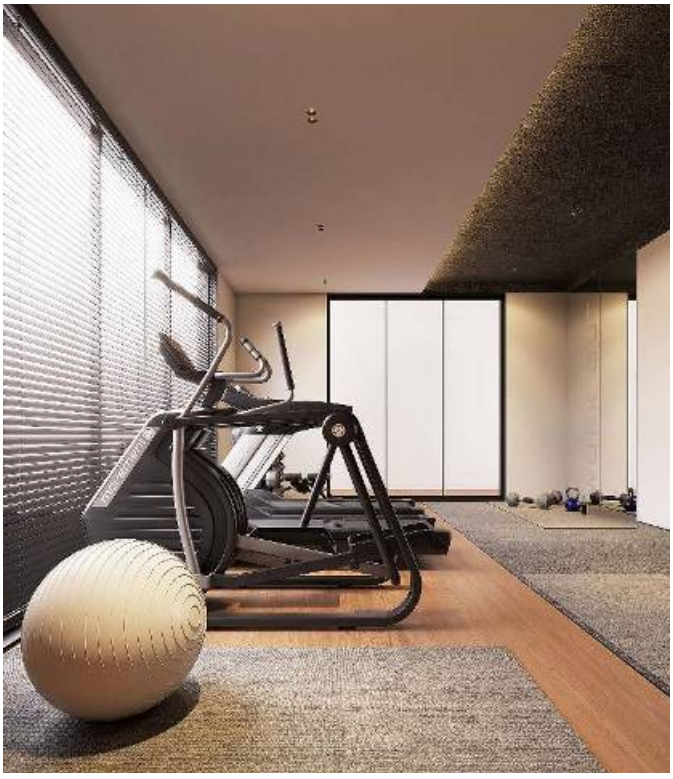
FITNESS STUDIO

# WELLNESS, STEPS AWAY

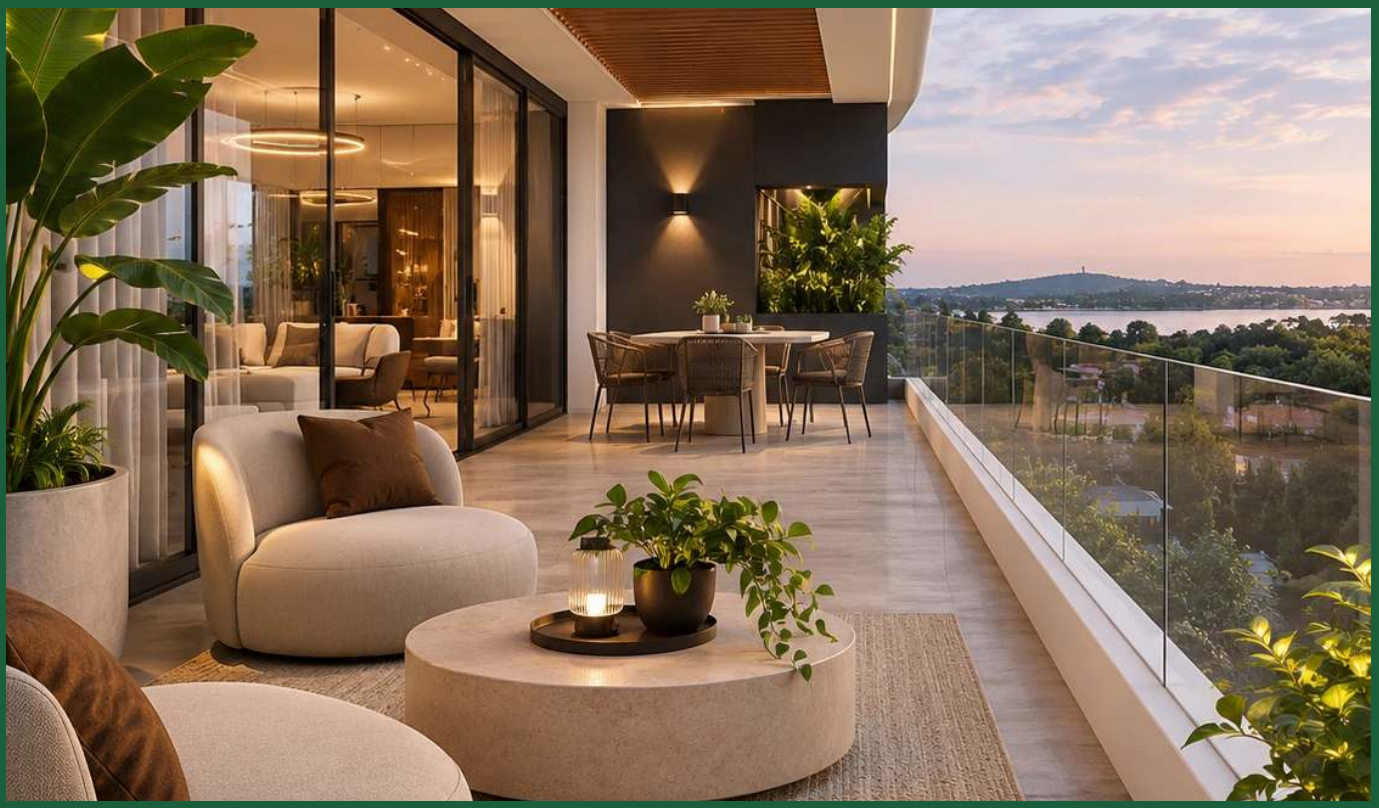
Skip the commute to the gym. The residents' fitness studio pairs cardio and strength equipment with warm timber, soft lighting and big windows, so the hardest part of your workout is choosing a playlist.











AT A GLANCE

# KEY FEATURES

**21 PRIVATE RESIDENCES**
An intimate, boutique community.

**12 TWO-BEDROOM APARTMENTS**
Two en-suite bedrooms and a guest WC.

**9 DOUBLE-HEIGHT LOFTS**
Living below, bedroom suite above.

**SCULPTED CURVED FACADE**
A landmark on the waterfront.

**PRIVATE BALCONIES**
An outdoor room for every home.

**FITTED KITCHENS & WARDROBES**
Integrated appliances, full-height storage.

**LIFT ACCESS**
Step-free from car park to front door.

**POOL TERRACE**
Day beds and skyline views.

**FITNESS STUDIO**
Cardio and strength equipment.

**GAME ROOM**
Play, host and unwind.

**JETTY & LAGOON BOARDWALK**
Life on the water's edge.

**26 PARKING SPACES**
Ample, secure ground-floor parking.

**CONCIERGE & RECEPTION**
A warm welcome at the door.

**STANDBY POWER & WATER**
Generator and water treatment on site.



WHY LAGOON CURVE

# A RARE ADDRESS, BUILT TO LAST

Homes like these do not come along often. Lagoon Curve brings together a waterfront setting, considered design and the everyday comforts that make a home easy to live in, today and for years to come.

## 01

### ONLY TWENTY-ONE HOMES

A boutique collection means fewer neighbours, more privacy and lasting scarcity. With just twenty-one residences in the building, homes here are rare by design.

## 02

### LIFE BY THE LAGOON

A private jetty and lagoon-front boardwalk bring the calm of the water into everyday life. It is a lifestyle few city homes can offer, minutes from the Lekki–Ikoyi Link Bridge.

## 03

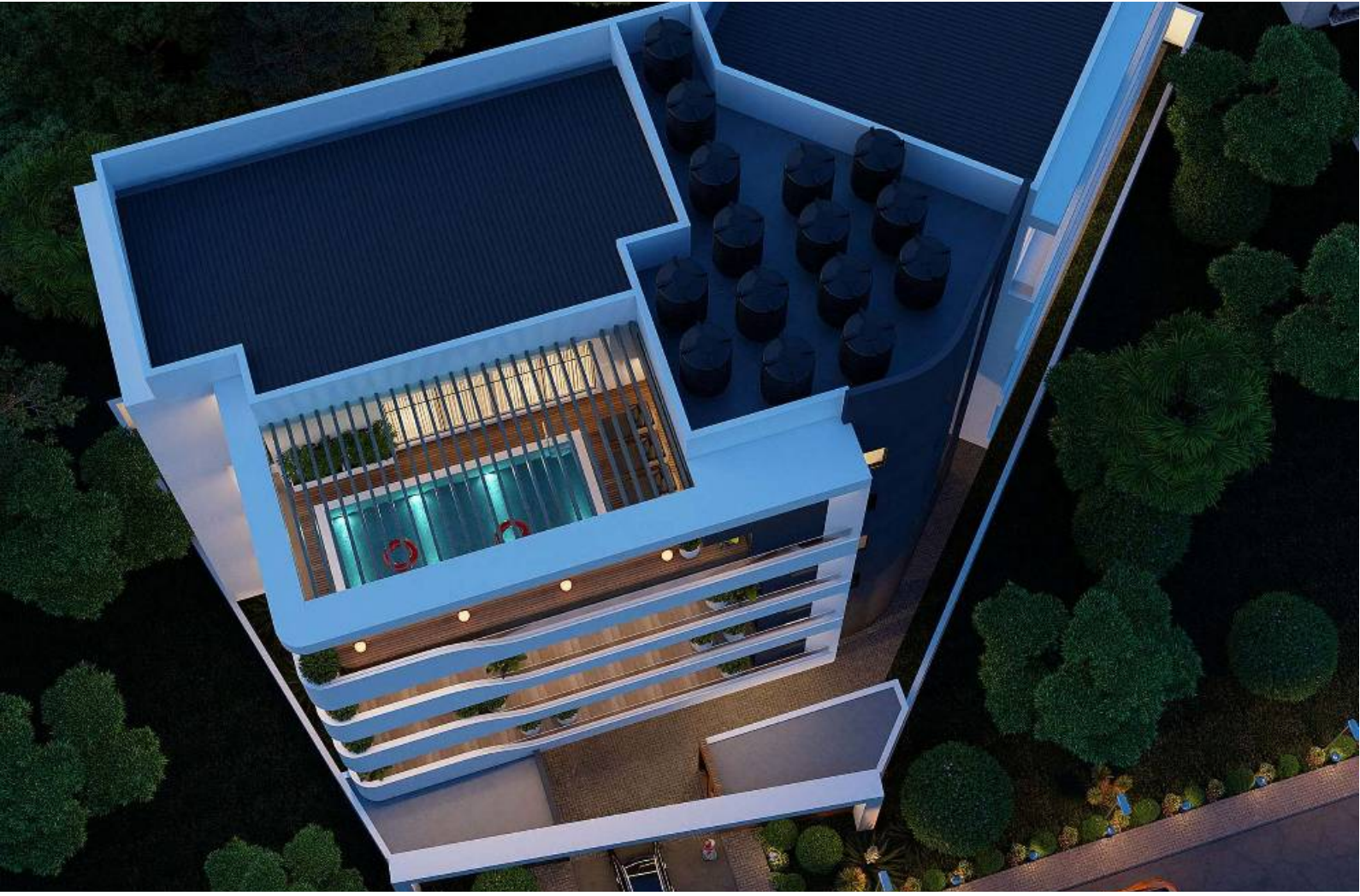
### DESIGN WITH PRESENCE

A sculpted facade and timeless interiors of timber, stone and glass give each home an enduring, recognisable character that will look as good in years to come as it does today.

## 04

### EVERYDAY PEACE OF MIND

Twenty-six secure parking spaces, standby power, on-site water treatment, lift access and a staffed reception take care of the details, so you don’t have to.



THE DEVELOPER

# AGG DEVELOPMENT COMPANY LIMITED

DEVELOPMENT & MANAGEMENT

**Lagoon Curve is a development by AGG, built on a simple belief: that a home should be designed as carefully as it is built.**

AGG is a luxury real estate development and management company. It takes each residence from the first drawing to the handover of keys, and stays on to look after the care that follows.




ENQUIRIES

# COME HOME TO THE WATER

**Only twenty-one residences will ever be built. Arrange a private viewing and find the one that is yours.**

Our sales team will walk you through the plans, finishes and availability, and arrange a viewing at a time that suits you.

**TELEPHONE**
0816 925 4214

**EMAIL**
aggdevcom@gmail.com

**OFFICE**
Suite 21, Milagro Mall, Orchid Road, Lekki, Lagos

# LAGOON
CURVE

A DEVELOPMENT BY

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