



THE CANVAS
K Y A M I

THE CANVAS ESTATES LIMITED
37, PARAKOU STREET, WUSE II



THE CANVAS

K Y A M I

About us

At The Canvas Estates Limited, our principal commitment in property development and investment cuts across residential and commercial properties.

Our goals are to provide luxury apartments where safety, and technology merge as lifestyle.

It is our zeal to provide real estate advisory services; delivering high level solutions in areas of conception, design and development. Whether selling or buying, handling of estate sales, investment rentals, our ultimate goal is to deliver superior value with integrity.

Vision

Our VISION is to be a globally recognized real estate development company, distinctively known for extraordinary value delivery to our customers and investors.

In all of our estate, our focus will be LIFESTYLE, LUXURY, TECHNOLOGY AND SAFETY

Core Values

At **The CANVAS**, we believe that the realization of our company goals are strongly correlated to our core values. Our activities are imbedded on these firm values:

Commitment to Relationships
Proficiency in Management
Reliability and Integrity
Technology and Innovation



Director's Desk

Over the years, we have built our reputation by affording our customers the utmost quality in real estate sales, property management and investment advisory services.

The Canvas Kyami, are smart homes, in an open green estate where the serenity and security of lives and property are our top priority, ensuring peace and tranquility within the community.

Humphrey Abah

Director





INTRODUCING

THE CANVAS

K Y A M I

.....REALITY BEATS IMAGINATION!



RESERVED FOR THOSE WHO

OWN THE GAME





project at a glance

01

Location:

Plot 3, Cadasral Zone E23
Kyami Residential Layout
Kyami District, F.C.T Abuja

02

Residential:

5 bedroom all Ensuite terrace
6 bedroom all Ensuite duplexes

03

Major Estate Features

Centralised LPG Gas Plant
Optic Fibre Cable
World Wide TV Antenna
Club House & more

04

Recreational

Swimming Pool
Spa/Unisex Salon
Gym House
Sound-Proof Event Hall
Restaurant

05

Commercial:

Shopping Complex &
Corner Shop

Location

Plot 3, Cadastral Zone E23, Kyami Residential Layout
Kyami District, F.C.T Abuja

“

A well-located home, offers proximity to essential amenities, reduced commuter times, and a vibrant neighbourhood.

Environmental Quality

1

The Canvas Kyami, is situated in a government-approved clean air / green spaces residential area, – providing a peaceful environment far away from traffic noise and the hustle and bustle of city center.

Accessibility

3

The estate is conveniently close to major roads and public transportation, providing easy access to the city center.

Amenities

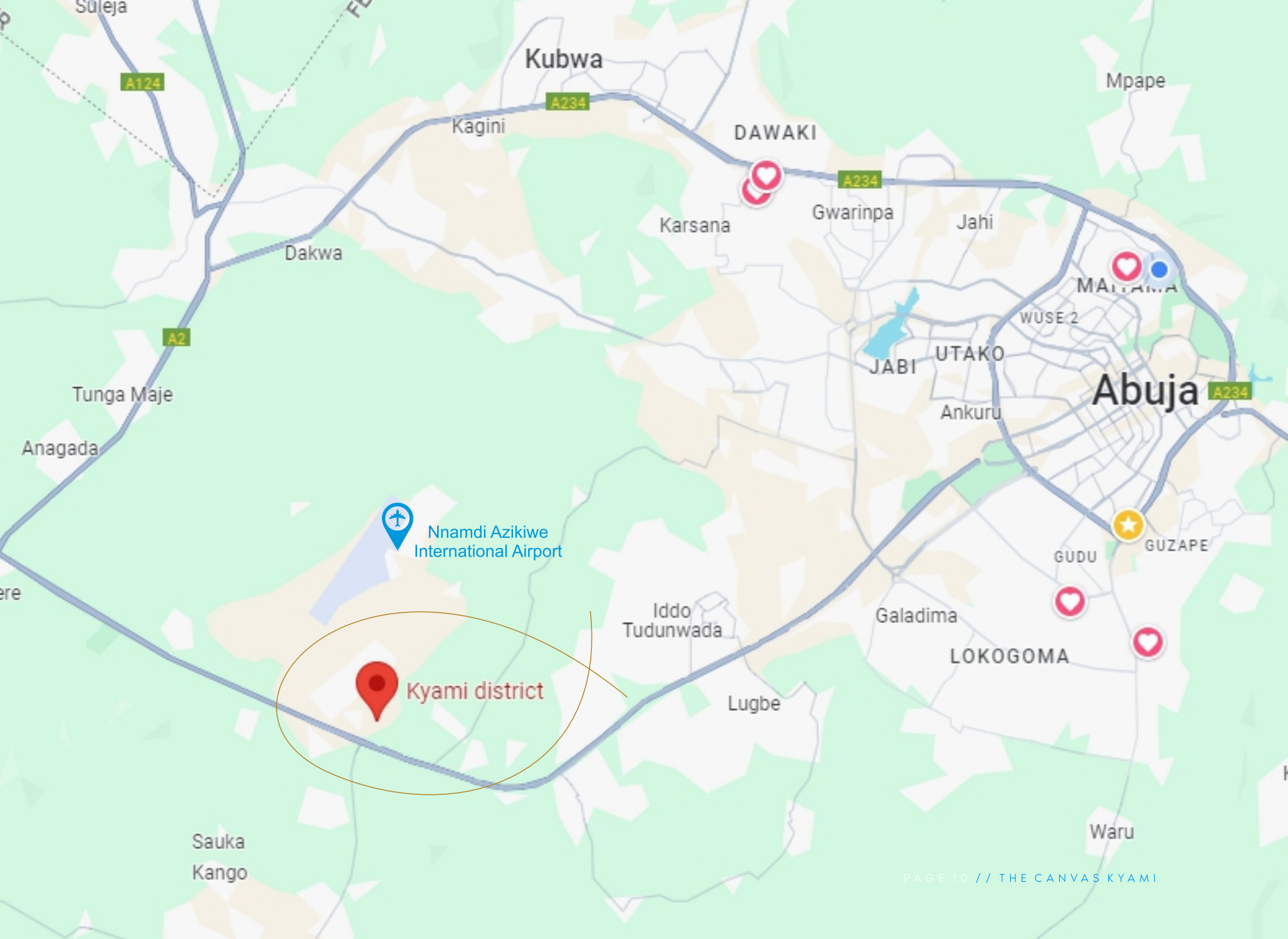
2

Located to the west of our estate is the International Airport, allowing you the convenience of reaching your flights in under 10 minutes.

Safety

4

Another key establishment in this neighbourhood is the Nigeria Air Force Headquarters, whose extensive surveillance ensures enhanced security throughout the area.



Kyami district

Nnamdi Azikiwe
International Airport



CANVASS ESTATE KYAMI



LUXURY

LIFESTYLE

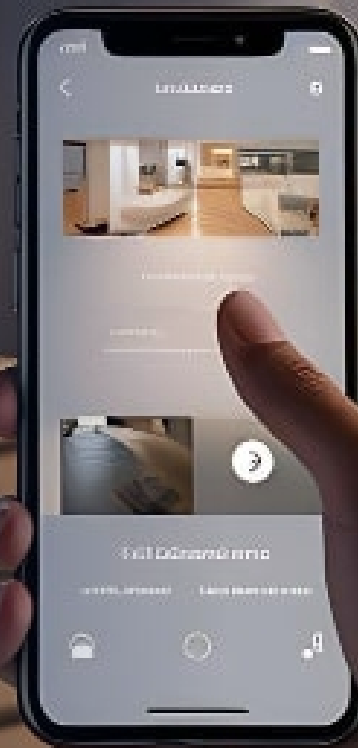
SAFETY

Technology

This estate guarantees smart home technology, where you can enjoy features such as voice-activated controls, remote access via smartphones, and energy management systems that will reduce utility costs.

Enhanced security measures, including smart locks, surveillance cameras, and alarm systems, provide peace of mind by allowing homeowners to monitor and control their property from anywhere in the world.

Our goal here is to offer residents unparalleled convenience, security, and energy efficiency with modern technologies.



100% Solar powered

Our residents will stand to benefit from an uninterrupted power supply consistent and reliable energy supply at a reduced rate, fostering a healthier and more sustainable environment. By this, we will also eliminate the need for generators, cut down on noise pollution and also significantly reduce the emission of greenhouse gases and other harmful substances.

Additionally, the cost savings from energy will be passed on to residents, lowering their utility bills and making sustainable living more affordable.



CCTV 360° Coverage

We have CCTV cameras for a 360 degrees coverage to provide real-time surveillance - maintaining a safe, secure, and well-managed estate environment.

All through the public space in the estate, cameras are placed to monitor ongoing activities of residents and visitors alike on a 24hrs bases to ensure a crime-free environment for all.

This should deter would-be intruders and criminals from disturbing the quiet and peaceful enjoyment of residents in the estate.



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Fibre Optics

Internet distribution in our estate is achieved through fiber optics, delivering exceptionally high-speed connectivity while being highly durable and resistant to environmental factors like adverse weather conditions.

This will allow transmission of data over much longer distances without losing signal quality compared to traditional network providers.



Hydrant points

As part of our safety measures, we will strategically install hydrant points between every two houses throughout the estate.

By placing hydrants in close proximity to each home, we ensure that firefighters and emergency responders have immediate access to water sources, which is crucial for quickly controlling and extinguishing fires when it occurs thereby reducing the risk of extensive damage and ensuring a safer living environment for everyone.



CLUB HOUSE



OUR CLUB HOUSE

Our clubhouse adds significant value to the estate by providing diverse amenities that promote social interaction, healthy living, personal development, and overall well-being, making it a highly attractive feature for residents.



GYM HOUSE



SOUNDPROOF
EVENT HALL



RESTAURANT



UNISEX SALON



SPA



SWIMMING POOL

Exclusive to residents within the estate



SWIMMING POOL



“

Tranquility meets luxury in this poolside paradise.

Bask in the serene beauty of crystal-clear waters, lush greenery, and the soothing sounds of nature. Whether you're taking a refreshing dip or simply lounging by the water, this oasis promises pure relaxation and rejuvenation. Dive into bliss and let your worries float away.





This Is A Perfect Community In Abuja For

A MAGNIFICENT LIVING

LIFESTYLE

LUXURY

SAFETY

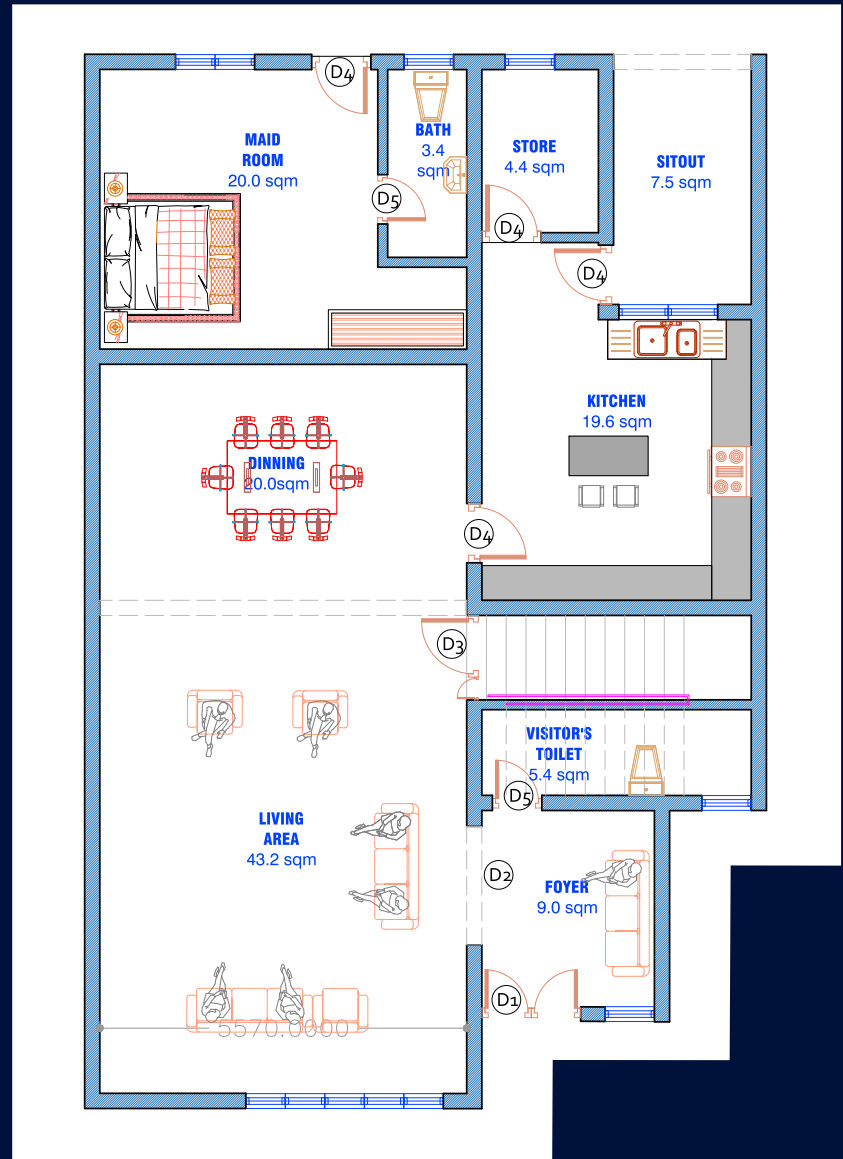
SMART HOMES



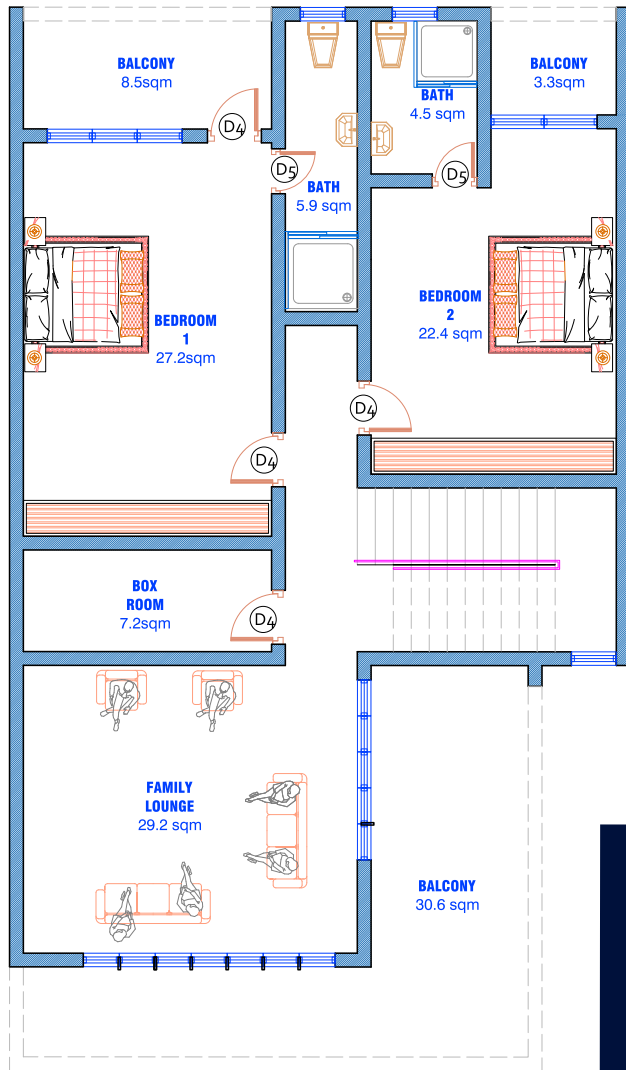


5 BDRM TERRACE DUPLEX

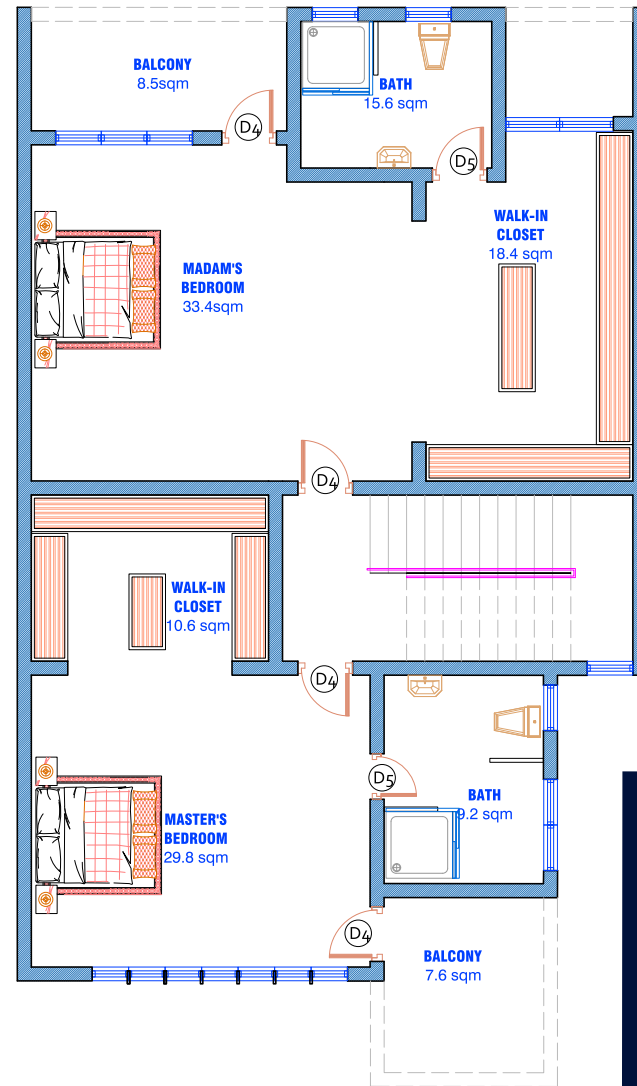
This stylish compact and efficient design of our terrace duplexes offers a blend of affordability, efficient use of space, community living, modern amenities, technology, making it an appealing option for a wide range of homeowners, from young professionals to families and investors.



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

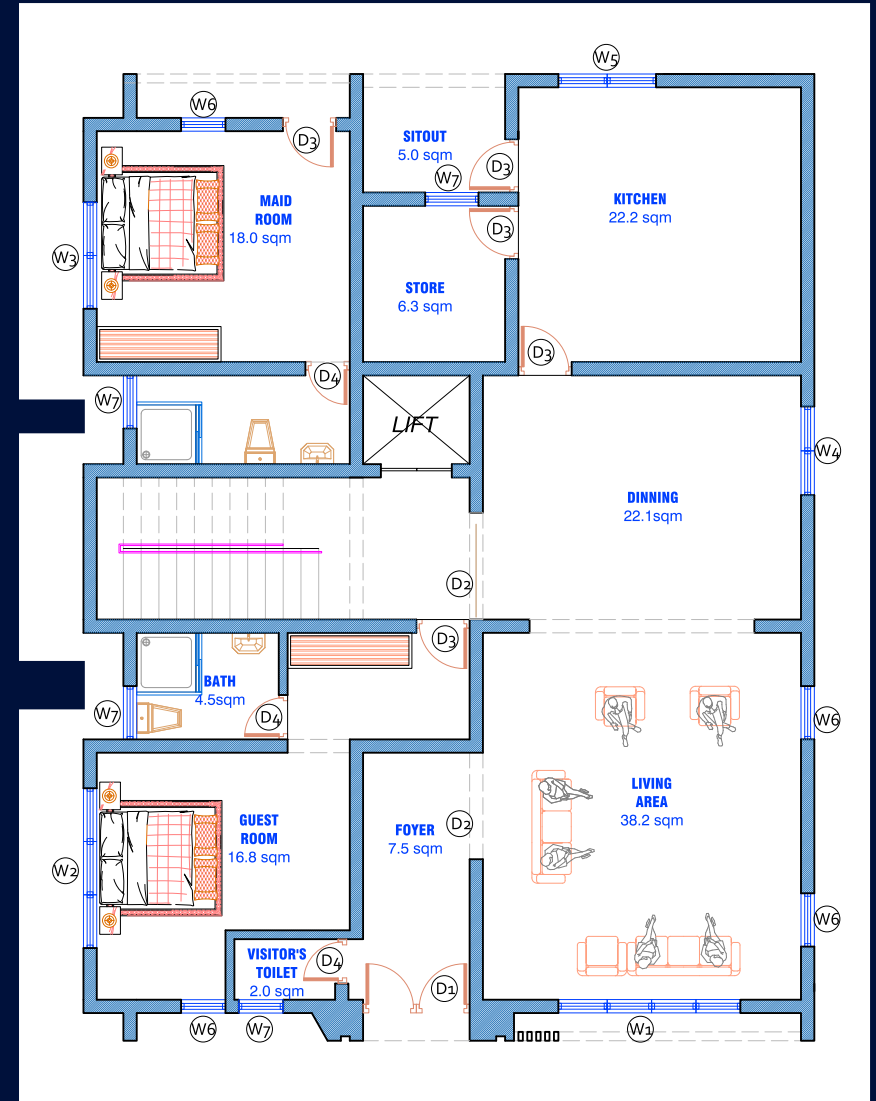


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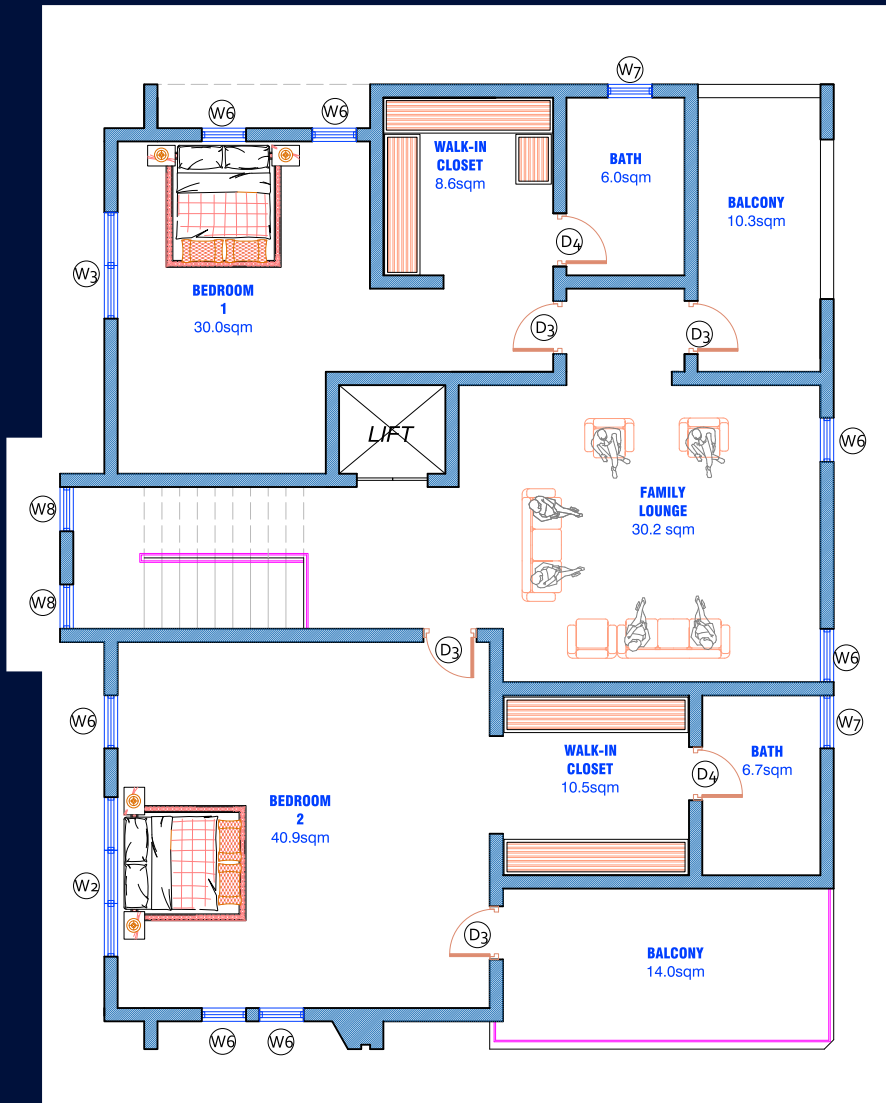


6 BDRM DETACHED DUPLEX

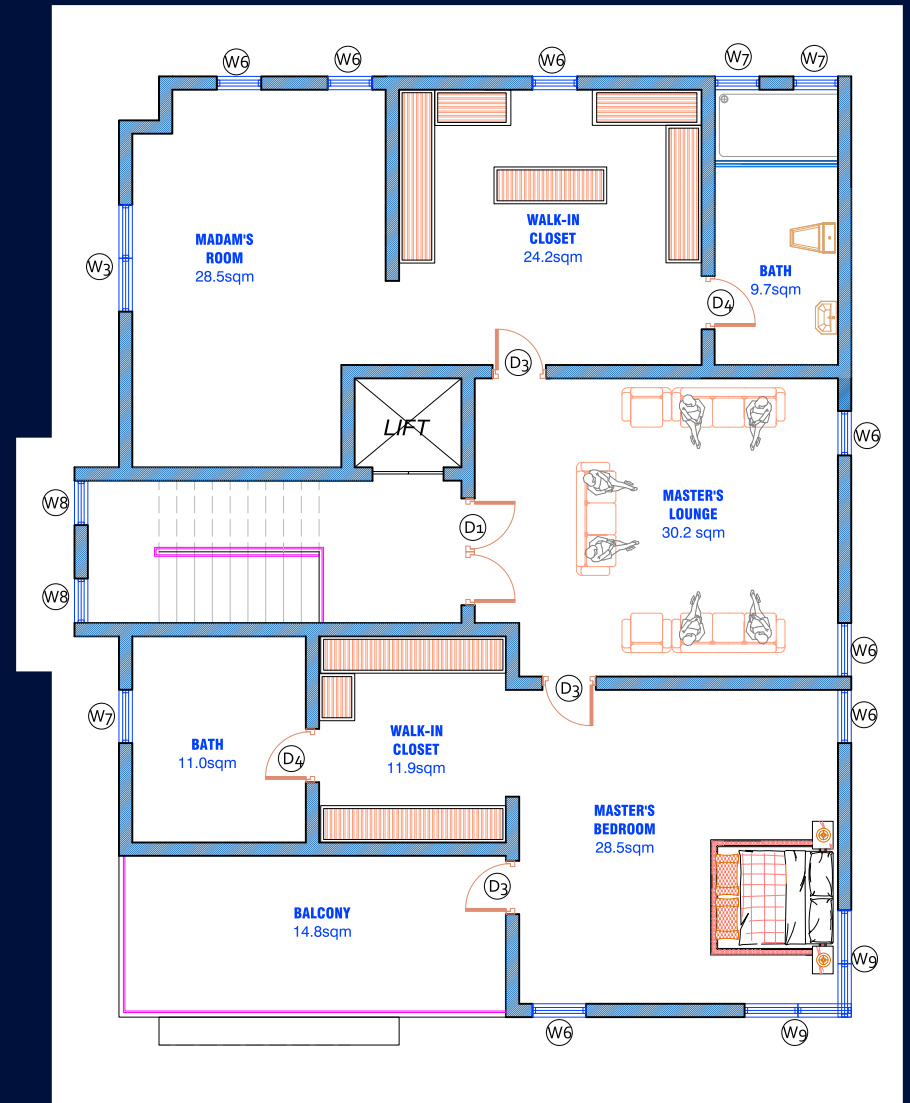
This impressive, peaceful private resident is generously proportioned to the benefits of single-family living and the flexibility to accommodate various living arrangements, making it a versatile and valuable option for homeowners.



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

Contact

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