

THE DYNASTY

By Dynasty Designs

ORANGE ISLAND, LEKKI.



ENJOY THE DYNASTY EXPERIENCE

ORANGE ISLAND

The Orange Island project is the reclamation of a 150-hectare island, construction of an access land bridge and infrastructure to service the island. The Project is a fully serviced community located 1 kilometer off the headland of Lekki Phase 1.

Orange Island is the conceptualization of the Lagos State Government's goal to reorganize and restructure the Lagos Mega City. It will be one of the new satellite towns that will be developed in the Lekki, Badagry and Ikorodu districts of Lagos State over the next few years.



5 | 6 | Orange Island



THE DYNASTY

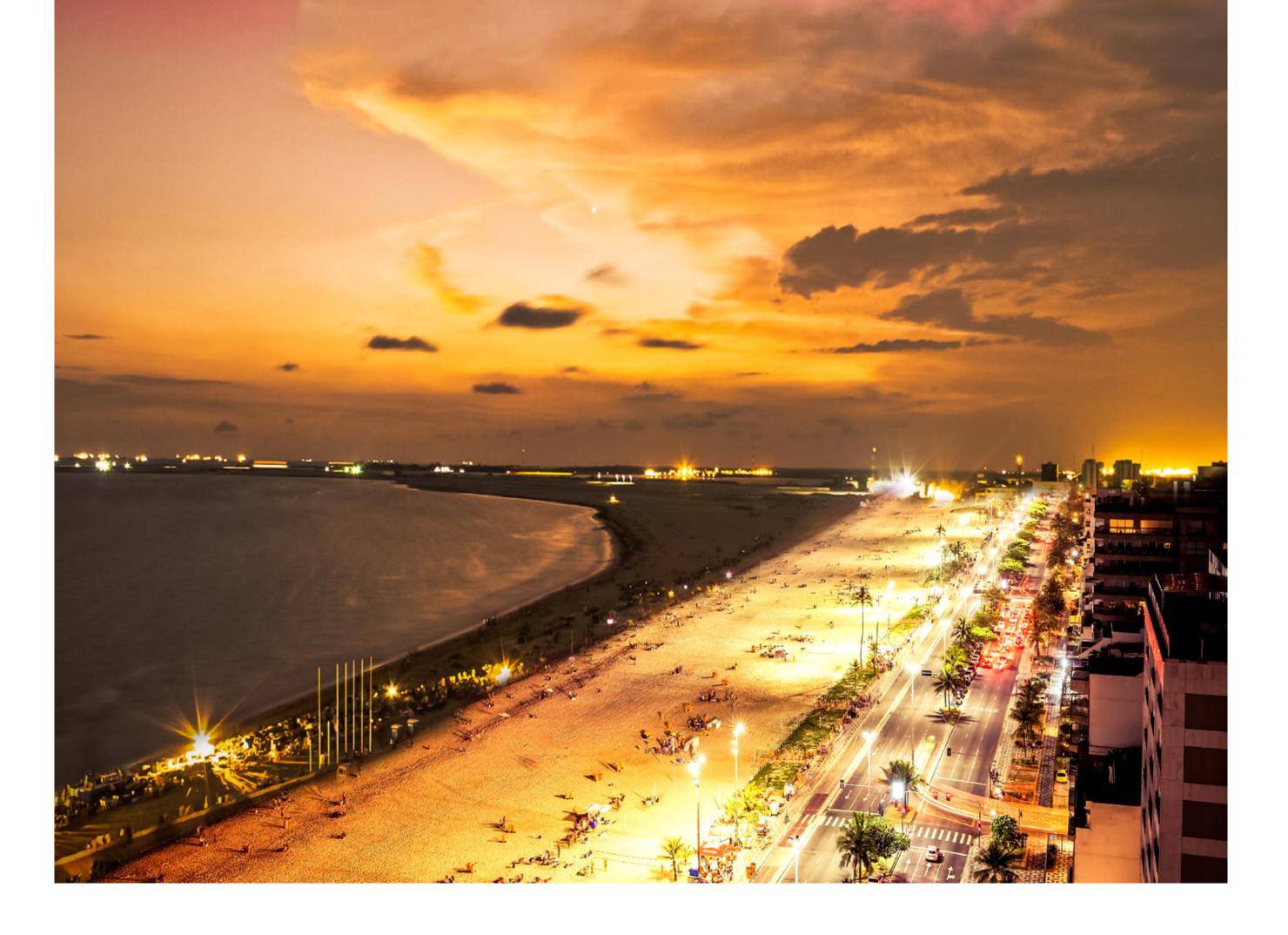
The Dynasty by Dynast Designs is a complete residential project in a prestigious location. Specially designed for the chosen few by R + Y Project Solutions, the project comprises of Two (2) residential blocks architecturally designed with style.

The Dynasty offer a smart building with private elevator, infinity edge swimming pool, state of the art fittings and fixtures in the bathroom and kitchen along with many other ultra-modern fixtures.

The beautifully land-scaped environment, Pool and walking track helps The Dynasty stand out with its natural greenery, essential for healthy and nourishing life. The Dynasty provide a unique blend of safe and secure community living that welcomes its residents to feel at home. From the gate to the bedroom, every inch of The Dynasty is an experience of pure elegance.

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THE PERFECT LOCATION

The Dynasty is located just 1 kilometer off the headland of Lekki Phase 1 and well connected to major road networks ensuring easy accessibility to all parts of Victoria Island, Lekki and Ikoyi etc. Its location ensures that major offices and business areas, residential areas, schools and universities, hospitals, recreational areas, supermarkets, eateries and shopping malls are all within easy reach.

11 | The Perfect Location

SAFE & SECURE ENVIRONMENT

The Dynasty focuses on ensuring not just security but also safety for all its residents. It is a gated community comprising of secure entry and exit points for vehicles and personnel.

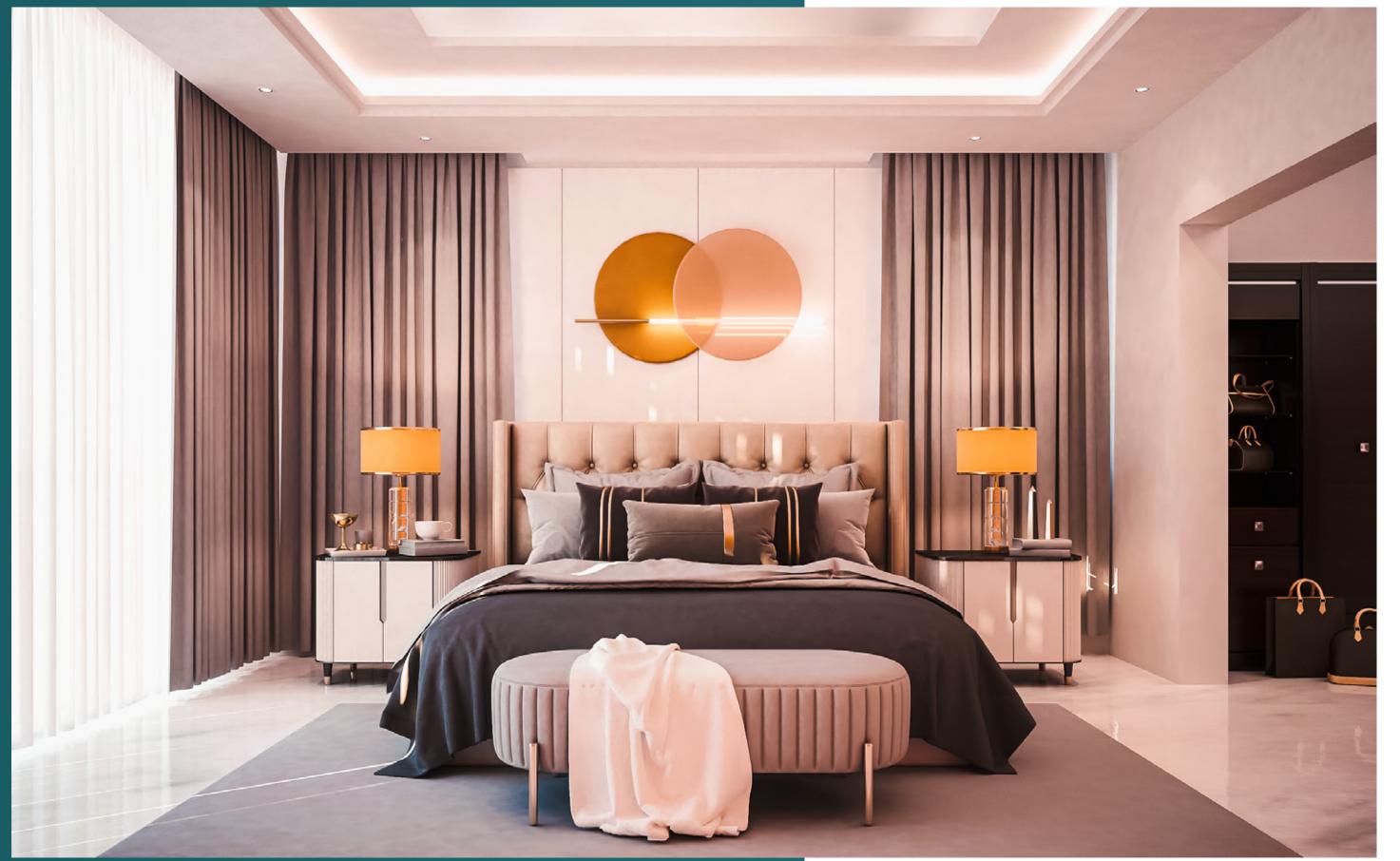
The project is equipped with advanced security surveillance systems and centralized CCTVs.





13 | Safe and Secure Environment





SPACIOUS AND PRACTICAL LIVING

The Dynasty consisting of spacious apartments across two (2) blocks designed to provide comfortable and practical living experience.

Apartments starting from 2 and 3-bedrooms, 4-bedroom Maisonettes and 4-bedroom semi-detached houses with exquisite finishes. Each Apartment is designed to provide adequate setting for spacious living, including open lounge, kitchen, service area and dining.

There are also built-in spaces for wardrobe and closets to maximize space utility without compromising on comfort, safety and convenience.

17 | Spacious and Practical Living





20 | Private Rooftop Terrace







No. of Blocks-4
No. of Units per block- 10
No. of floors - 6

HOUSE TYPE SIZE/UNIT PER BLOCK
2 BED FLATS 150 SQM 2 UNITS
3 BED FLATS 250 SQM 2 UNITS
4 BED MAISONETTES i 342 SQM 4 UNITS
4 BED MAISONETTES ii 347 SQM 2 UNITS

TOTAL COUNT PER BLOCK 10 UNITS

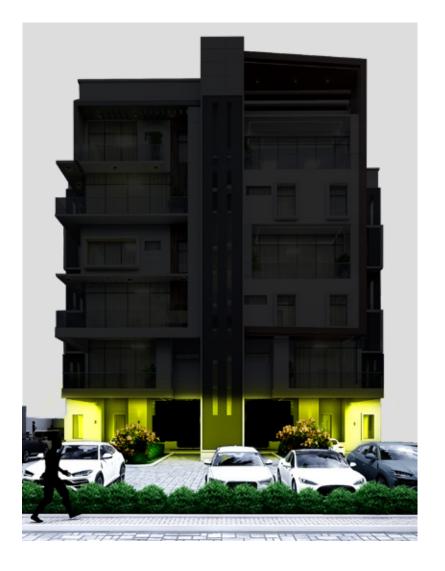
TOTAL COUNT IN 4 BLOCKS 40 UNITS

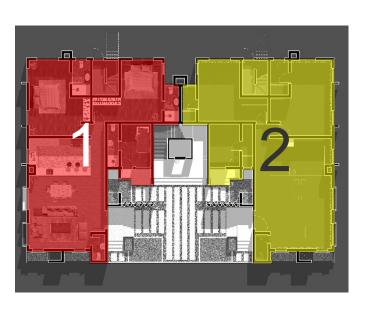




SOPHISTICATED
HAVEN IN A
PREMIUM
LIFESTYLE
ENCLAVE







2 BEDROOM FLAT (8 UNITS) GROUND FLOOR PLAN (150SQM)

- Living Room + Dining + Kitchen	76.00sqm
- Guest Toilet	03.00sqm
- Bedroom 01	26.00sqm
- Bedroom 01 wc/shw	04.00sqm
- Bedroom 02	26.00sqm
- Bedroom 02 wc/shw	03.00sqm
- Bq	09.00sqm
- Bq wc/shw	04.00sqm

30 | Plans | 2 Bedroom Flat

- Bedroom 03

- Bq wc/shw

- Bq

- Bedroom 03 wc/shw

3 BEDROOM FLAT (8 UNITS)

FIRST FLOOR PLAN (250SQM)

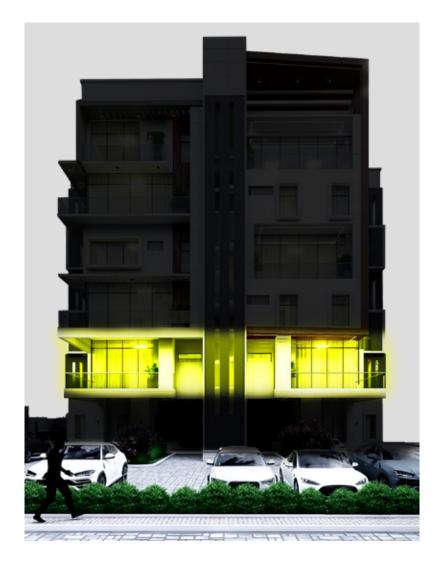
- Living Room + Dining 55.00sqm 05.00sqm - Terrace - Guest Toilet 03.00sqm - Kitchen 19.00sqm - Master Bedroom 26.00sqm - Master Bedroom wc/shw 05.00sqm - Terrace 05.00sqm - Bedroom 01 23.00sqm - Bedroom 01 wc/shw 05.00sqm - Terrace 05.00sqm

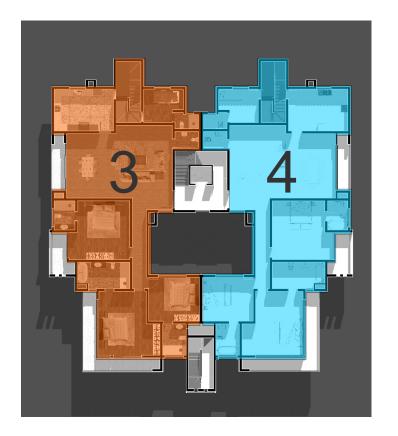
17.00sqm

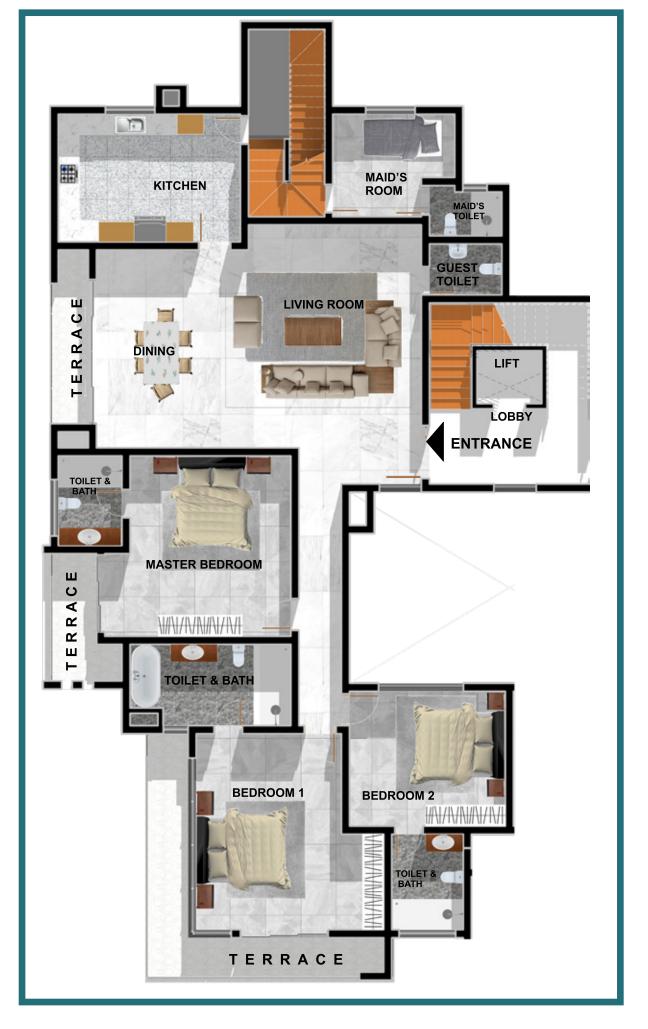
06.00sqm

09.00sqm

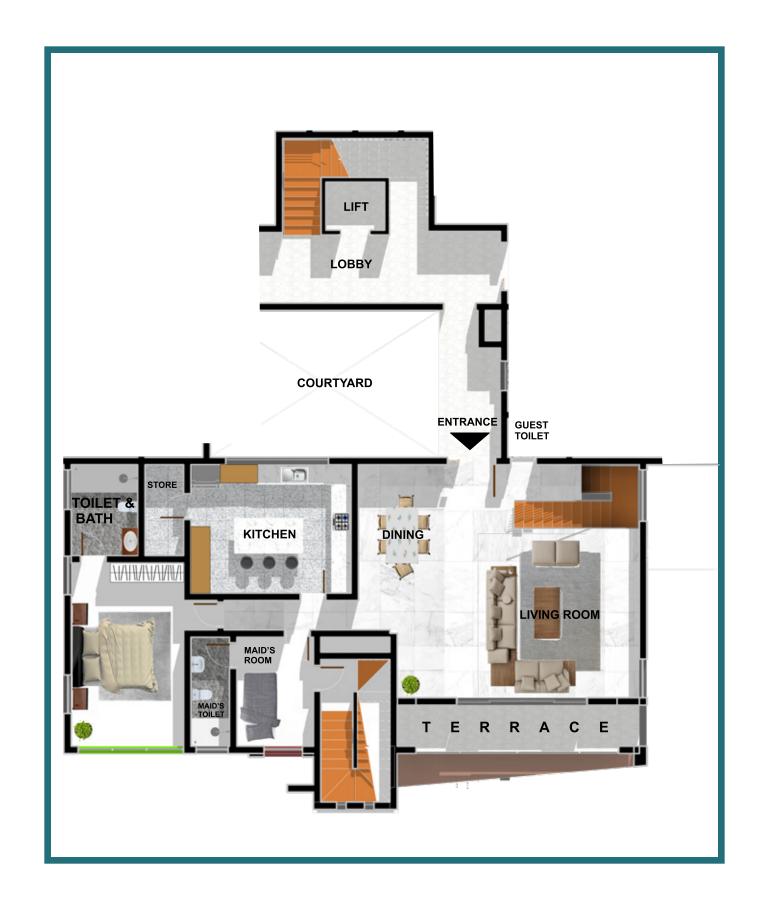
03.00sqm

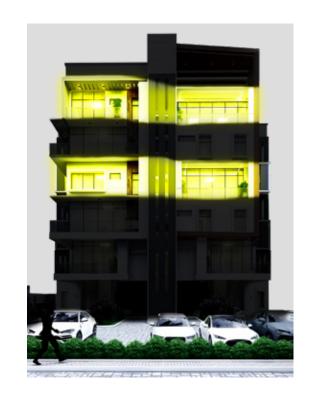






31 | Plans | 3 Bedroom Flat







4 BEDROOM MAISONETTE (24 UNITS)

TYPICAL THIRD & FIFTH FLOOR PLAN (342SQM)

- Living Room + Dining	66.00sqm
- Terrace	06.00sqm
- Guest Toilet	03.00sqm
- Kitchen	20.00sqm
- Store	02.00sqm
- Guest Bedroom	24.00sqm
- Guest Bedroom shw/wc	04.00sqm
- Bq	08.00sqm
- Bq wc/shw	04.00sqm

33 | 34 | Plans | 4 Bedroom Maisonett

4 BEDROOM MAISONETTE (24 UNITS)

TYPICAL SECOND & FOURTH FLOOR PLAN (342SQM)

- Family Lounge	43.00sqm
- Master Bedroom	33.00sqm
- Master Bedroom wc/shw	08.00sqm
- Terrace	10.00sqm
- Bedroom 01	22.00sqm
- Bedroom 01 shw/wc	05.00sqm
- Bedroom 02	20.00sqm
- Bedroom 02 wc/shw	05.00sqm







35 | Plans | 4 Bedroom Maisonette



No. of Blocks – 4
No. of Units per block - 3
No. of floors - 4

HOUSE TYPE
4 BED SEMI DETACHED
4 BED PENT HOUSE

TOTAL COUNT PER BLOCK
TOTAL COUNT IN 4 BLOCKS

SIZE/UNIT PER BLOCK

370 SQM 2UNITS 400 SQM 1 UNITS

> 3 UNITS 12 UNITS





CHARACTER,
SPACE AND
TIMELESS
ELEGANCE

4 BEDROOM SEMI-DETACHED (8 UNITS)

GROUND FLOOR PLAN (370SQM)

- Ante Room 06.00sqm

- Living Room + Dining 72.00sqm

- Guest Toilet 03.00sqm

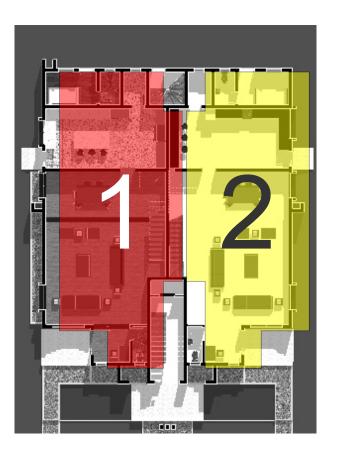
- Kitchen 26.00sqm

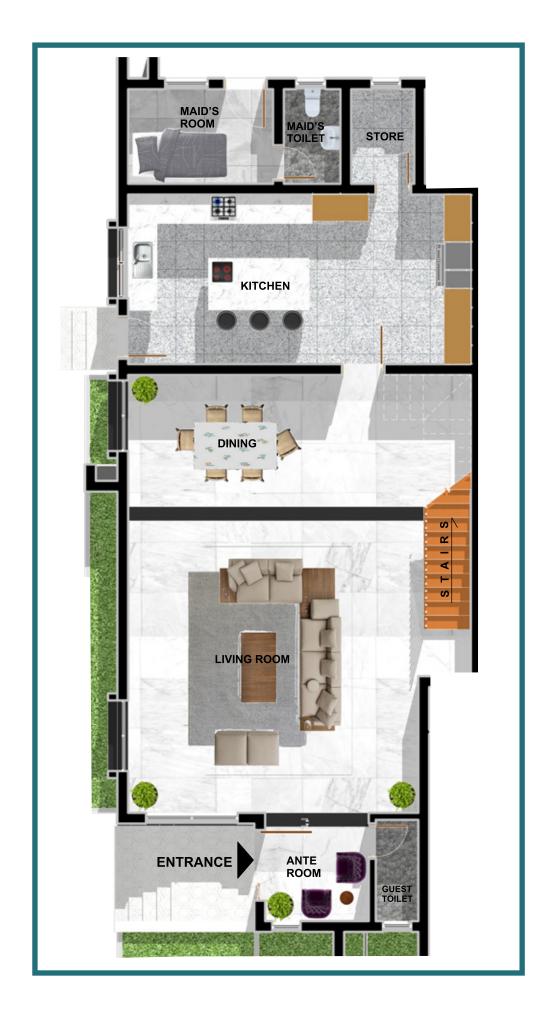
- Store 03.00sqm

- Bq 06.00sqm

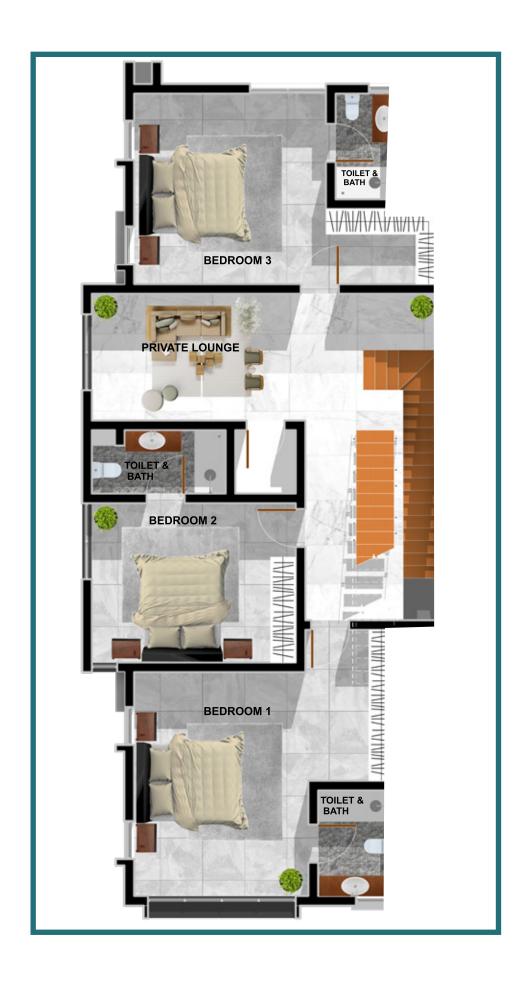
- Bq wc/shw 02.00sqm



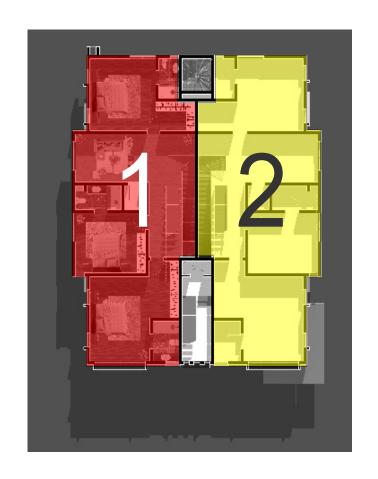




43 | Plans | 4 Bedroom Semi-Detached







4 BEDROOM SEMI-DETACHED (8 UNITS)

FIRST FLOOR PLAN (370SQM)

40.00sqm
29.00sqm
05.00sqm
18.00sqm
05.00sqm
02.00sqm

44 | Plans | 4 Bedroom Semi-Detached

4 BEDROOM SEMI-DETACHED (8 UNITS)

SECOND FLOOR PLAN (370SQM)

- Master Bedrrom 47.00sqm

- Walk-in-closte 14.00sqm

- Master Bedrom shw/wc 11.00sqm

- Master Bedroom Terrace 10.00sqm







47 | Plans | 4 Bedroom Semi-Detached





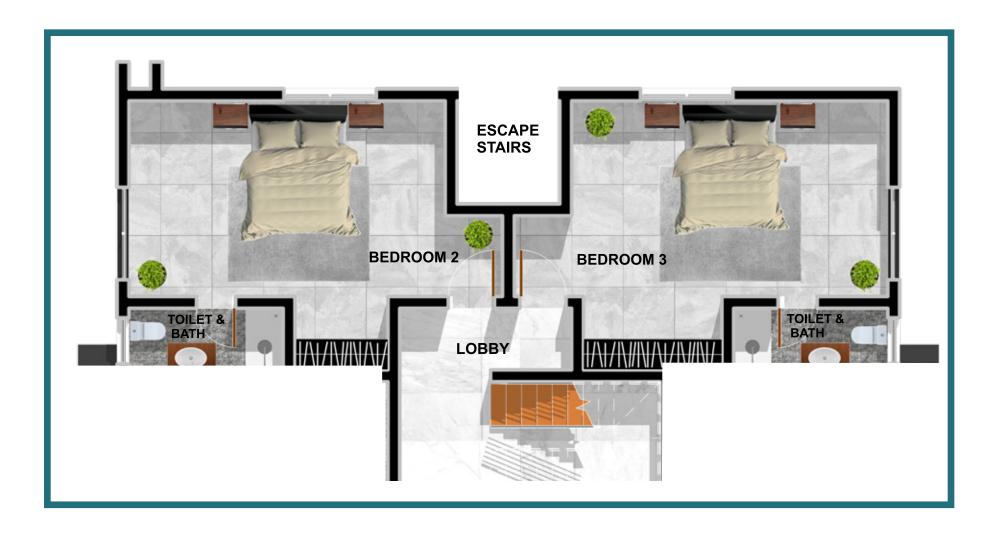


4 BEDROOM PENT HOUSE (4 UNITS)

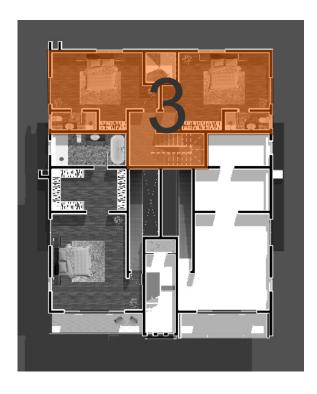
PENT FLOOR PLAN (370SQM)

- Living Room + Dining	65.00sqm
- Terrace	20.00sqm
- Guest Toilet	03.00sqm
- Kitchen	32.00sqm
- Store	06.00sqm
- Laundry	06.00sqm
- Box Room	06.00sqm
- Family Lounge	37.00sqm
- Master Bedroom	36.00sqm
- Walk-in-closet	10.00sqm
- Master Bedroom wc/shw	08.00sqm
- Terrace	05.00sqm
- Bedroom 01	23.00sqm
- Walk-in-closet	05.00sqm
- Bedroom 01 wc/shw	06.00sqm
- Bq	10.00sqm
- Bq wc/shw	02.00sqm

48 | Plans | 4 Bedroom Pent House







4 BEDROOM PENT HOUSE (4 UNITS)

PENT FLOOR PLAN (370SQM)

- Bedroom 02 29.00sqm

- Bedroom 02 wc/shw 04.00sqm

- Bedroom 03 28.00sqm

- Bedroom 03 wc/shw 04.00sqm

51 | Plans | 4 Bedroom Pent House







DYNASTY DESIGNS

Dynasty Design is a construction firm that has its roots in design and building residential and commercial properties.

Dynasty Designs has worked with several developers in the construction of various projects in Lagos. We are true innovators in the construction market and we continue to design, build and deliver great services.

We remain determined and committed to delivering not just the right products, but products of value, quality and affordability.



54 | Dynasty Designs

OUR PARTNERS











56 | Our Partners



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