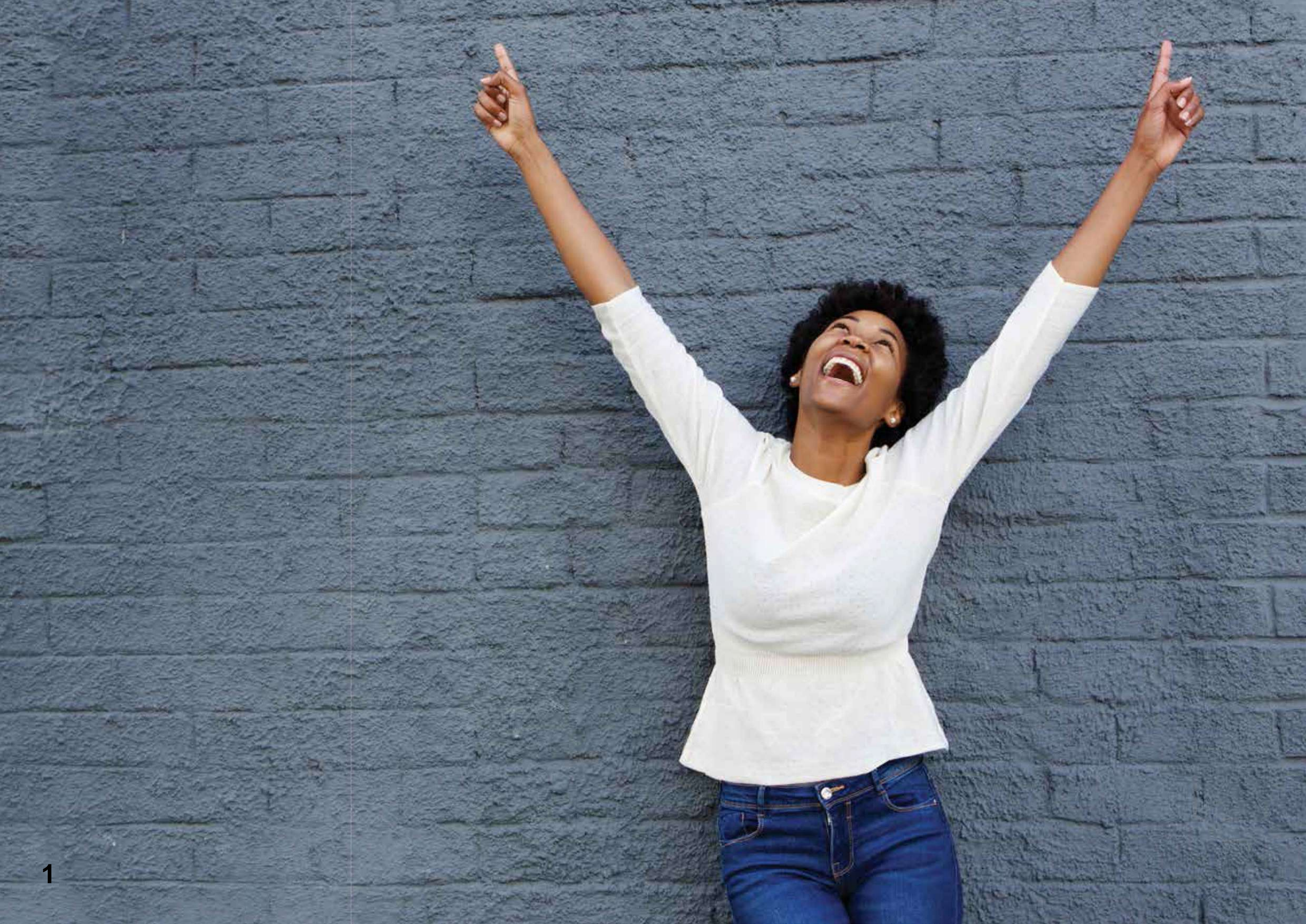


APARTMENT

24





APARTMENT
24

PLOT 26 NORTH RIDGE
RESIDENTIAL AREA - ACCRA

*Exceptional modern design in a
sought-after urban location*

Apartment 24 is a swanky and exquisite new collection of beautifully crafted 1,2& 3 Bedroom luxury apartments of style and unusual quality, from industry pacesetter and leader Imperial Homes. This beautiful development sports distinctive design that creates many balcony and terrace areas with wonderful views, generating soothing aesthetically-appealing spaces for your much required downtime after a hard day or night's work.

This stylish project is conveniently located at North Ridge in Accra and close to Alisa Hotel. North Ridge is really a nerve center of Accra, connecting you to many leading businesses, hospitality brands (for business meetings and power lunches), and other key amenities.

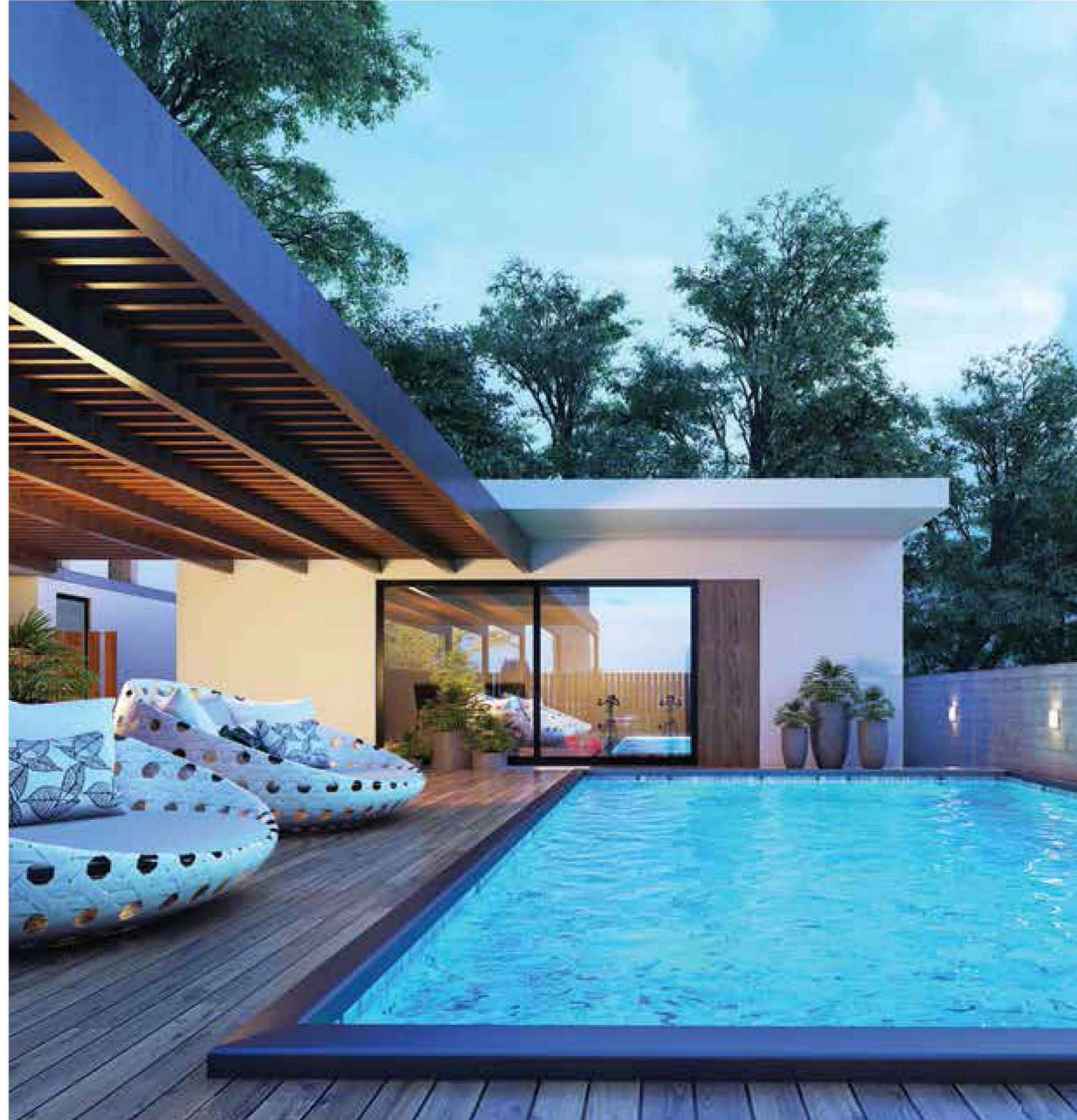
The residential units, with layouts varying from one-bedroom to three-bedroom units, range in size from 94sqm to 323sqm

Home has never felt so inviting

Unusually large terraces and balconies at Apartment 24 allow residents to enjoy panoramic views of Ridge and surrounding areas. Whether you want to hang out with loved ones, family, friends or by yourself, the indoor facilities and spaces, as well as the terraces, are crafted for rest and relaxation. Every apartment offers an abundance of light and space, and has a plethora of luxury specifications. In this gated, secure and exclusive residential development, residents enjoy the benefit of a dedicated concierge/facility manager, secure parking, swimming pool, a private health and fitness centre and a gorgeous rooftop bar.

Concrete, glass and wood elements combine with beautiful exterior and interior lights and fixtures to create delightful sights both day and night.

This stylish development is situated in a location where one can enjoy tranquil jogs or walks, the glamour and sophistication of Ridge and the ceaseless energy of communities like Osu which are in close proximity.





Luxury Amenities Comparable to Any World Class Development

Apartment 24 is a secure, gated community of 22 carefully crafted, high-end apartments so that it doesn't feel over crowded.

Your delight and comfort is assured with luxury amenities like a pre-wired audio system, scene lighting, heated water, contemporary well appointed kitchens, rain dance showers, walk-in closets, lifts, among others.

You get all the benefits of living in an apartment and more at Apartment 24. Our attentive facility management expertise will be at your service





One of Accra's Most Desirable Addresses

In addition to being centrally located in the amenity-rich Ridge core, the design includes high-performance glazed windows and balconies strategically placed to naturally cool the building, while top-of-the-line air-conditioning is also guaranteed on demand with our standby power systems.

Being part of a thriving, accessible neighbourhood was a key consideration for siting the development, as Ridge is one of Accra's most connected suburbs.

Features for Days

Offering the most comfortable, modern, quality accommodation, Apartment 24 gives better value-for-money than any other new development of its kind. We are also delighted to offer you that industry-defining finishing which puts Imperial Homes and our esteemed projects in a class of their own.

We delight and spoil our valued and discerning clients with many features, which include: beautiful terraces and balconies, a swimming pool, a rooftop bar, 24hr security, gymnasium, concierge/facility manager, 24hr power (with mains and a standby generator), CCTV, uninterrupted water supply, secure parking and smoke detectors.



Key Places all Within Just 5 Minutes

The hottest hospitality brands: Alisa Hotel within walking distance, Kempinski, Movenpick, Accra City Hotel and several others. Additionally, nightclubs and lounges, other restaurants outside these hotels and great places to unwind are all available within a very short drive. Attending events at the Accra International Conference Centre or the National Theatre are a breeze. La Palm Hotel and Labadi Beach Hotel are also not too far away. Want to head to the beach? You'd be there within 10 minutes.

Health: The Ridge Hospital, The North Ridge Clinic, Trust Hospital and others are conveniently close.

Schools: North Ridge Lyceum, Merton International School, Morning Star, Ghana International and other great schools are all available for your child within a very short drive.

Other important places: Head offices of telecommunication companies, banks, ministries, and several other important locations and landmarks are close by.

Shopping: The Oxford Street Mall offers a variety of products and conveniences for you. Koala is also a short drive away. Specialized stores and shopping experiences along the Oxford Street and in neighbouring areas, assure you of satisfying your shopping needs with little hassle



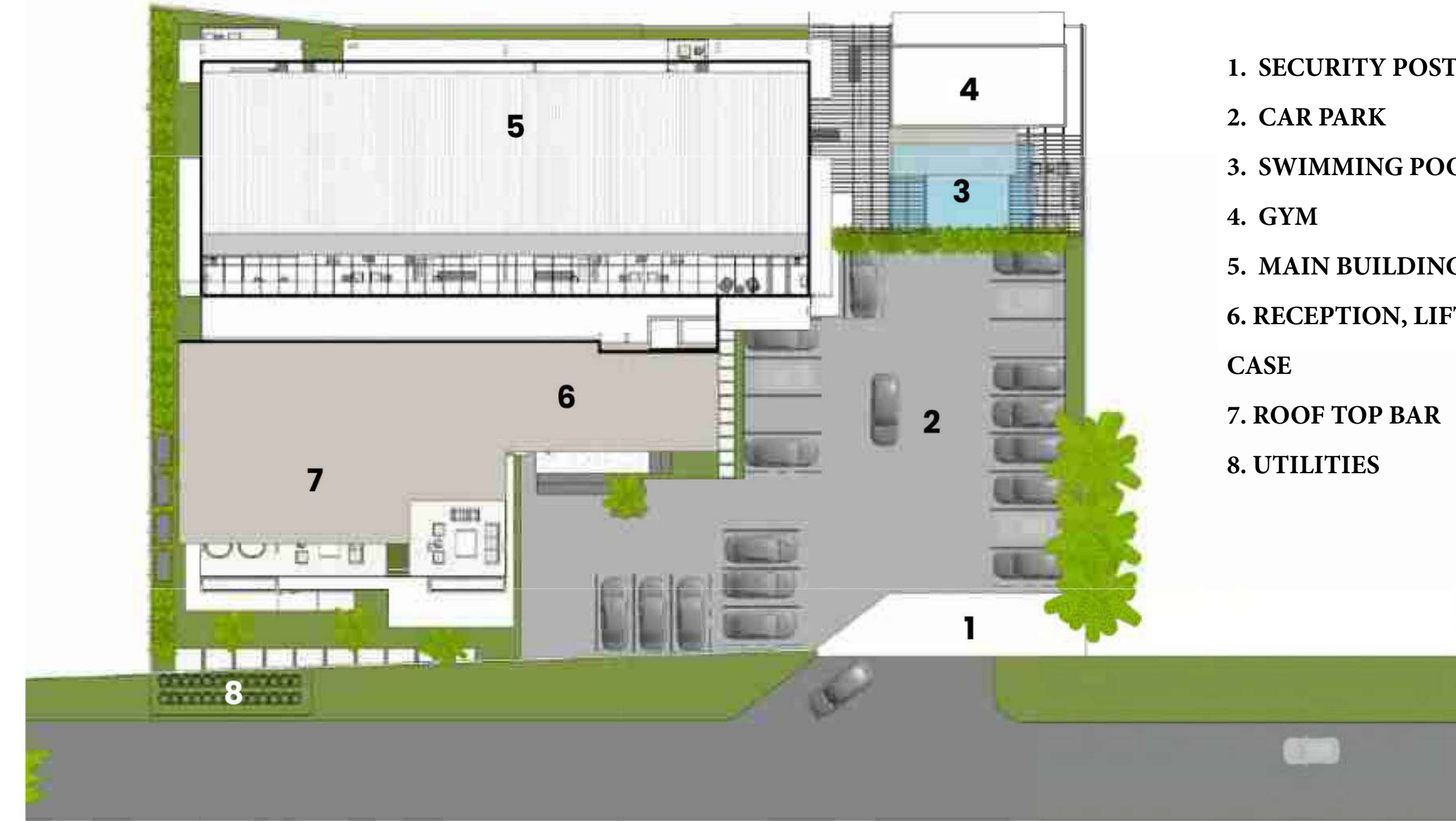


Innovative Design based on Aesthetics and Convenience

Using the highest-quality materials to improve layouts and design finishes, we have created a highend product in a sustainable way.

You get the highest standard in home amenities and top-of-the-line appliances, all fitted by our team of experienced master craftsmen.

BLOCK PLAN



LEGEND

- 1. SECURITY POST
- 2. CAR PARK
- 3. SWIMMING POOL
- 4. GYM
- 5. MAIN BUILDING
- 6. RECEPTION, LIFT & STAIR-CASE
- 7. ROOF TOP BAR
- 8. UTILITIES

GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

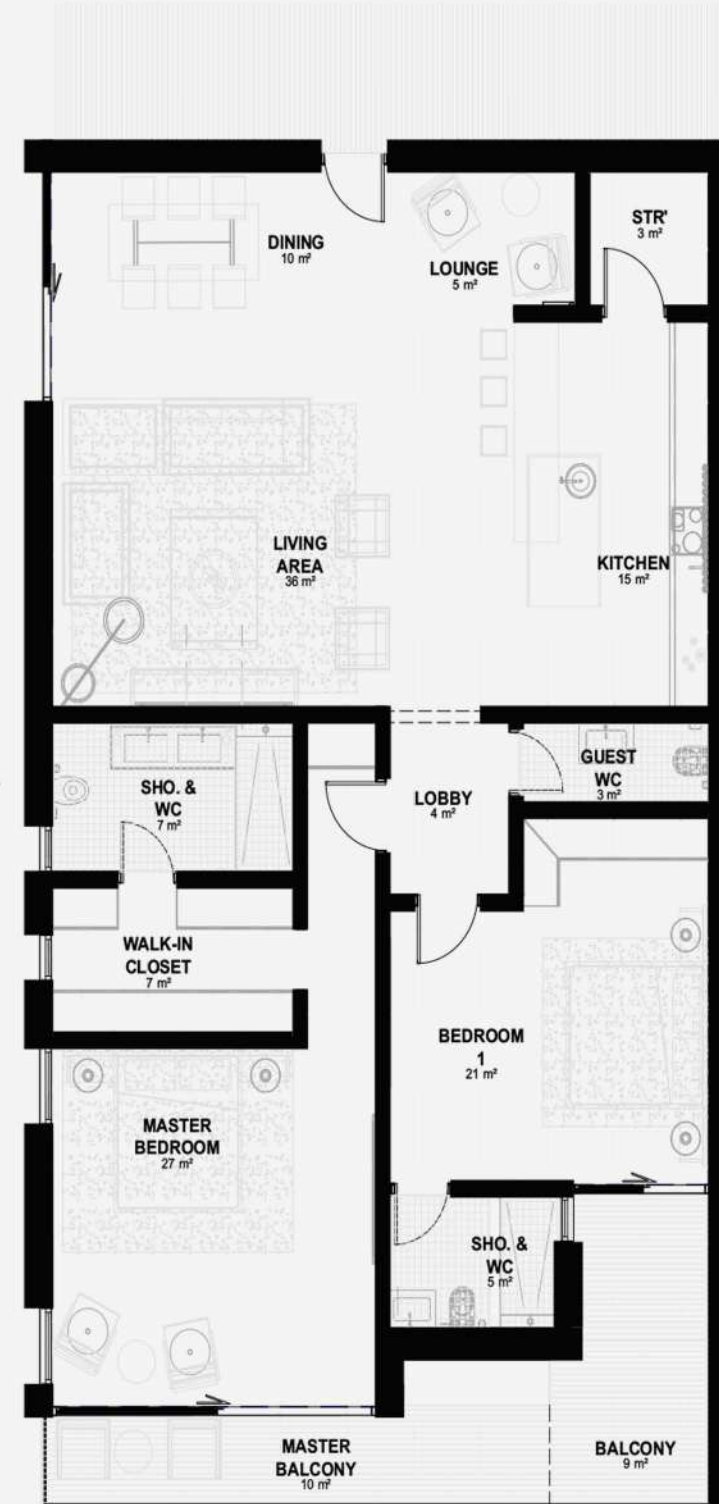


THIRD FLOOR PLAN



APARTMENT 1

GROUND FLOOR 2 Bedroom Apartment



| SPACE | AREA(m ²) |
|----------------------|-----------------------|
| Lounge | 5 |
| Dining | 10 |
| Living Area | 36 |
| Kitchen | 15 |
| Kitchen Store | 3 |
| Lobby | 4 |
| Guest WC | 3 |
| Bedroom 1 | 21 |
| Bedroom 1 Balcony | 9 |
| Sho. & WC(Bedroom 1) | 5 |
| Master Bedroom | 27 |
| Master Balcony | 10 |
| Master Sho. & WC | 7 |
| Walk-in Closet(WIC) | 7 |

FIRST FLOOR TOTAL = 162 m²

APARTMENT 2

GROUND FLOOR 2 Bedroom Apartment



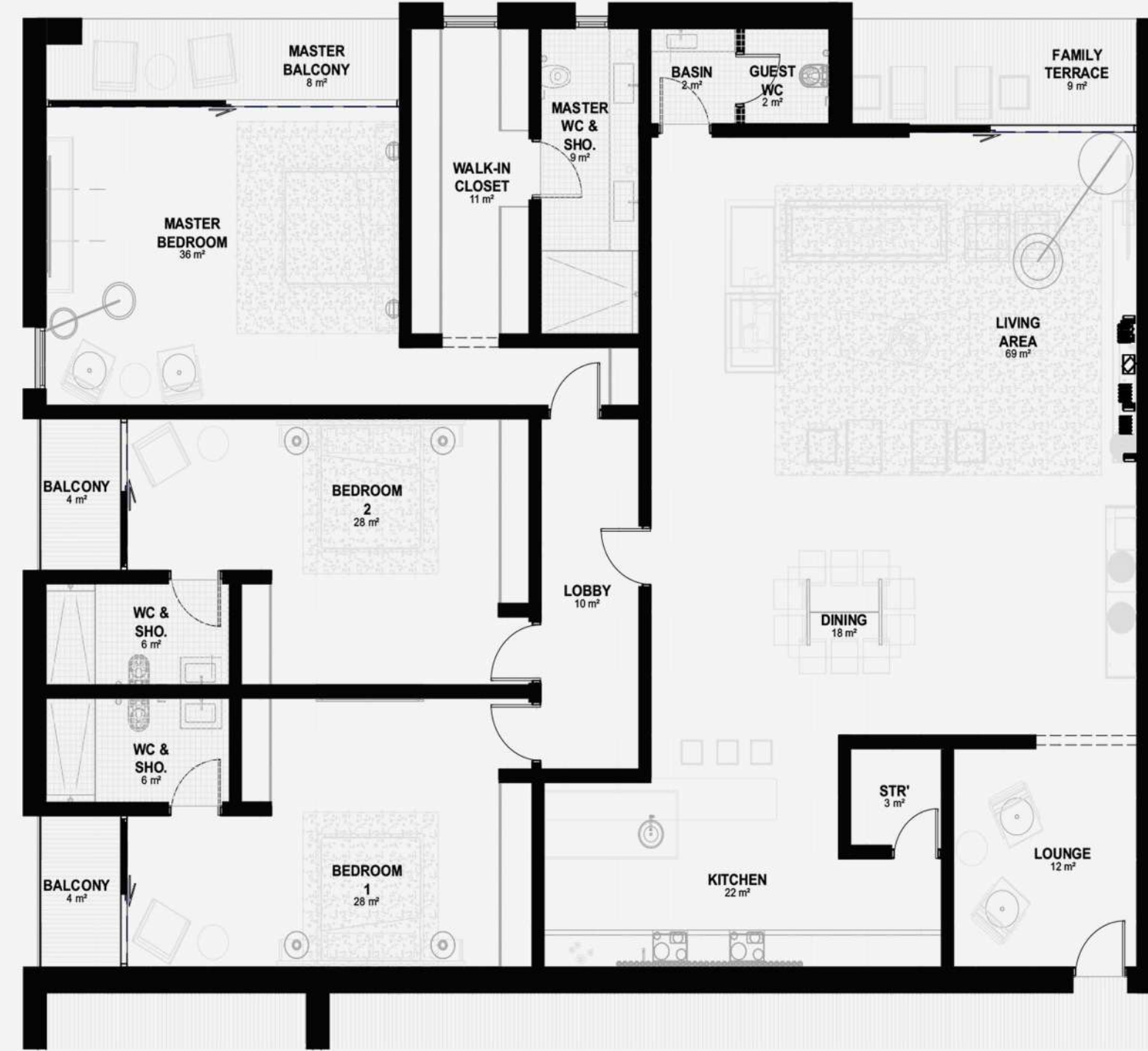
| SPACE | AREA(m ²) |
|----------------------|-----------------------|
| Lounge | 5 |
| Dining | 10 |
| Living Area | 36 |
| Kitchen | 15 |
| Kitchen Store | 3 |
| Lobby | 4 |
| Guest WC | 3 |
| Bedroom 1 | 21 |
| Bedroom 1 Balcony | 4 |
| Sho. & WC(Bedroom 1) | 5 |
| Master Bedroom | 27 |
| Master Balcony | 11 |
| Master Sho. & WC | 7 |
| Walk-in Closet(WIC) | 7 |

FIRST FLOOR TOTAL = 158 m²

APARTMENT 3 & 4



GROUND FLOOR 3 Bedroom Apartment

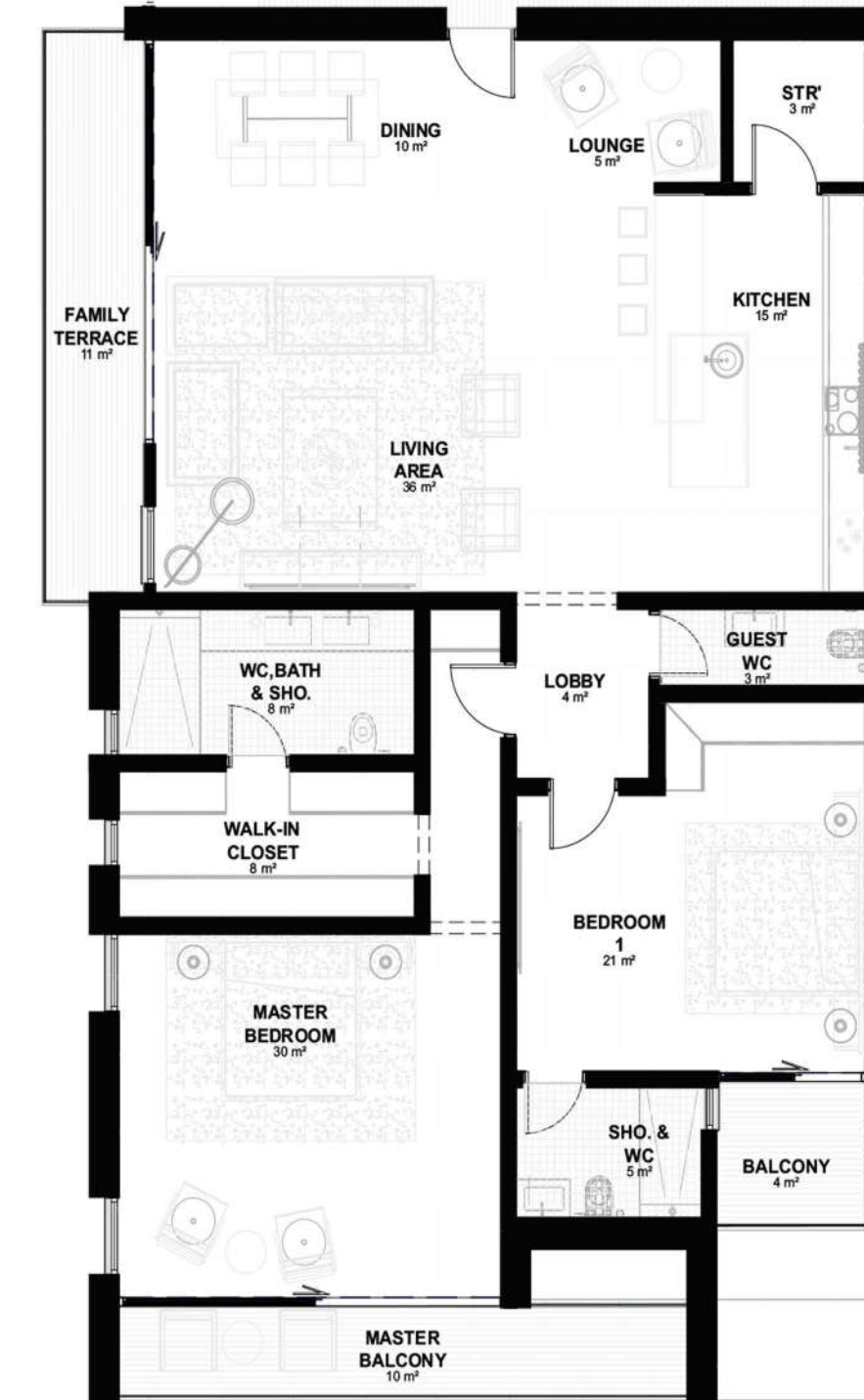


| SPACE | AREA(m ²) |
|----------------------|-----------------------|
| Lounge | 12 |
| Dining | 18 |
| Living Area | 69 |
| Family Terrace | 9 |
| Kitchen | 22 |
| Kitchen Store | 3 |
| Lobby | 10 |
| Guest WC | 4 |
| Bedroom 1 | 28 |
| Bedroom 1 Balcony | 4 |
| Sho. & WC(Bedroom 1) | 6 |
| Bedroom 2 | 28 |
| Bedroom 2 Balcony | 4 |
| Sho. & WC(Bedroom 2) | 6 |
| Master Bedroom | 36 |
| Master Balcony | 8 |
| Master Sho. & WC | 9 |
| Walk-in Closet(WIC) | 11 |

FIRST FLOOR TOTAL = 287 m²

APARTMENT 5 & 6

FIRST FLOOR 2 Bedroom Apartment



| SPACE | AREA(m ²) |
|----------------------|-----------------------|
| Lounge | 5 |
| Dining | 10 |
| Living Area | 36 |
| Family Terrace | 11 |
| Kitchen | 15 |
| Kitchen Store | 3 |
| Lobby | 4 |
| Guest WC | 3 |
| Bedroom 1 | 21 |
| Bedroom 1 Balcony | 4 |
| Sho. & WC(Bedroom 1) | 5 |
| Master Bedroom | 30 |
| Master Balcony | 11 |
| Master Sho. & WC | 8 |
| Walk-in Closet(WIC) | 8 |

FIRST FLOOR TOTAL = 173 m²

APARTMENT 7

FIRST FLOOR 2 Bedroom Apartment

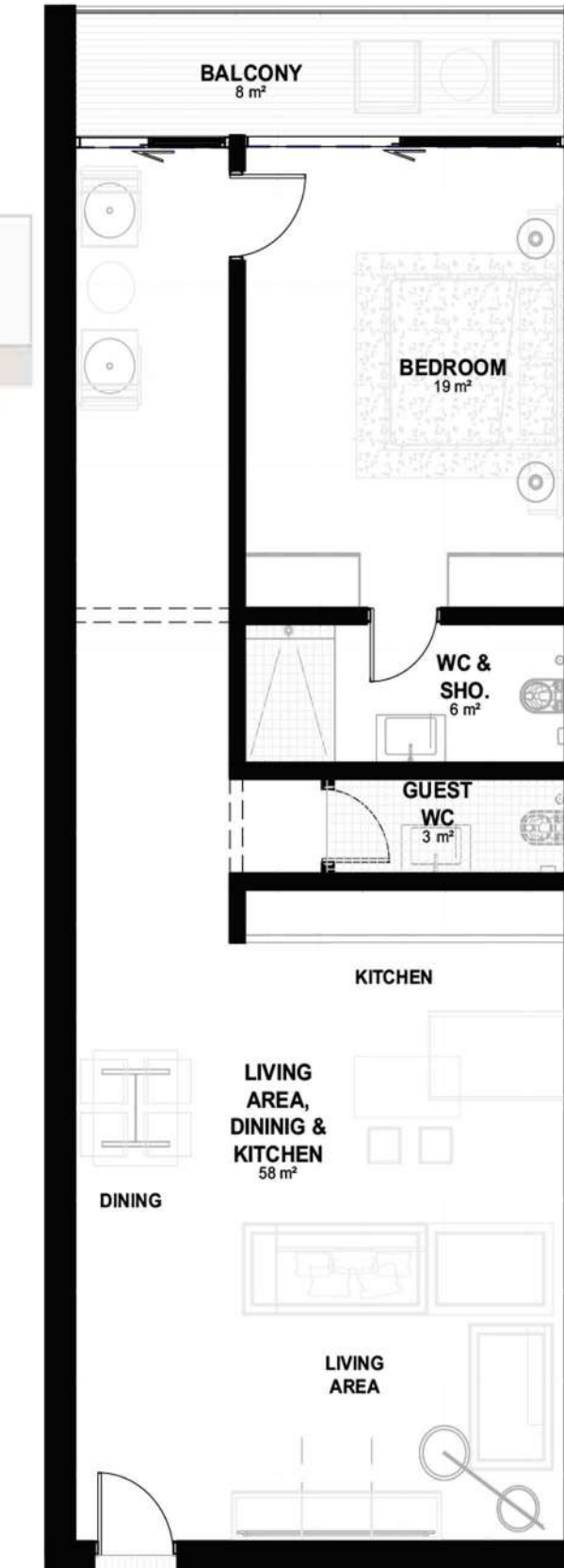


| SPACE | AREA(m ²) |
|----------------------|-----------------------|
| Dining | 10 |
| Living Area | 41 |
| Family Terrace | 11 |
| Kitchen | 15 |
| Kitchen Store | 3 |
| Lobby | 4 |
| Guest WC | 3 |
| Bedroom 1 | 21 |
| Bedroom 1 Balcony | 4 |
| Sho. & WC(Bedroom 1) | 5 |
| Master Bedroom | 28 |
| Master Balcony | 7 |
| Master Sho. & WC | 7 |
| Walk-in Closet(WIC) | 7 |

FIRST FLOOR TOTAL = 166 m²

APARTMENT 8,9,10 & 11

FIRST FLOOR 1 Bedroom Apartment



| SPACE | AREA(m ²) |
|-------------------------------|-----------------------|
| Dining, Living Area & Kitchen | 58 |
| Guest WC | 3 |
| Bedroom | 19 |
| Balcony | 8 |
| Sho. & WC | 6 |

FIRST FLOOR TOTAL = 94 m²

APARTMENT 12

FIRST FLOOR 1 Bedroom Apartment



| SPACE | AREA(m ²) |
|-------------------------------|-----------------------|
| Dining, Living Area & Kitchen | 64 |
| Terrace | 6 |
| Guest WC | 3 |
| Bedroom | 19 |
| Balcony | 8 |
| Sho. & WC | 6 |

FIRST FLOOR TOTAL = 106 m²

APARTMENT 13,16,19 & 20



| SPACE | AREA(m ²) |
|----------------------|-----------------------|
| Entrance Lounge | 58 |
| Dining | 9 |
| Living Area | 71 |
| Kitchen Balcony | 6 |
| Kitchen | 23 |
| Store | 5 |
| Guest WC | 3 |
| Bedroom 1 | 21 |
| Bedroom 1 Balcony | 11 |
| Sho. & WC(Bedroom 1) | 6 |
| Master Bedroom | 32 |
| Master Balcony | 11 |
| Master Sho. & WC | 9 |
| Walk-in Closet (WIC) | 11 |

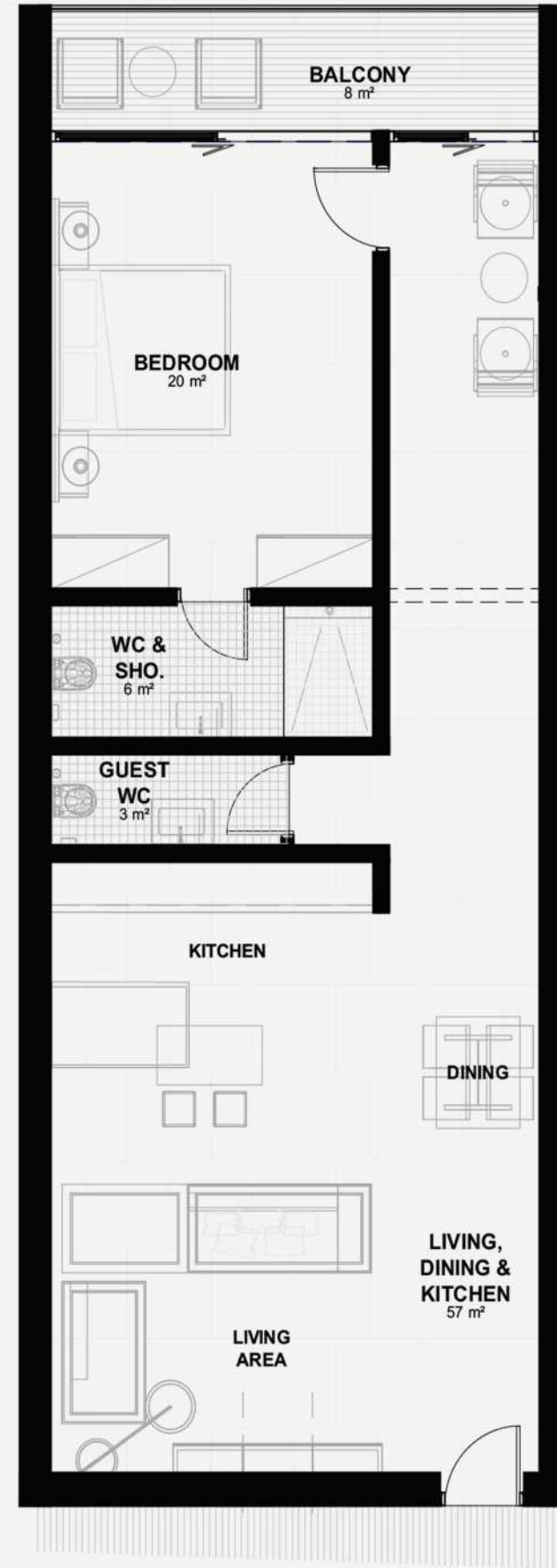
FIRST FLOOR TOTAL = 229 m²

SECOND & THIRD FLOOR 2 Bedroom Apartment



APARTMENT 14,15,19A & 20A

FIRST & SECOND FLOOR 1 Bedroom Apartment

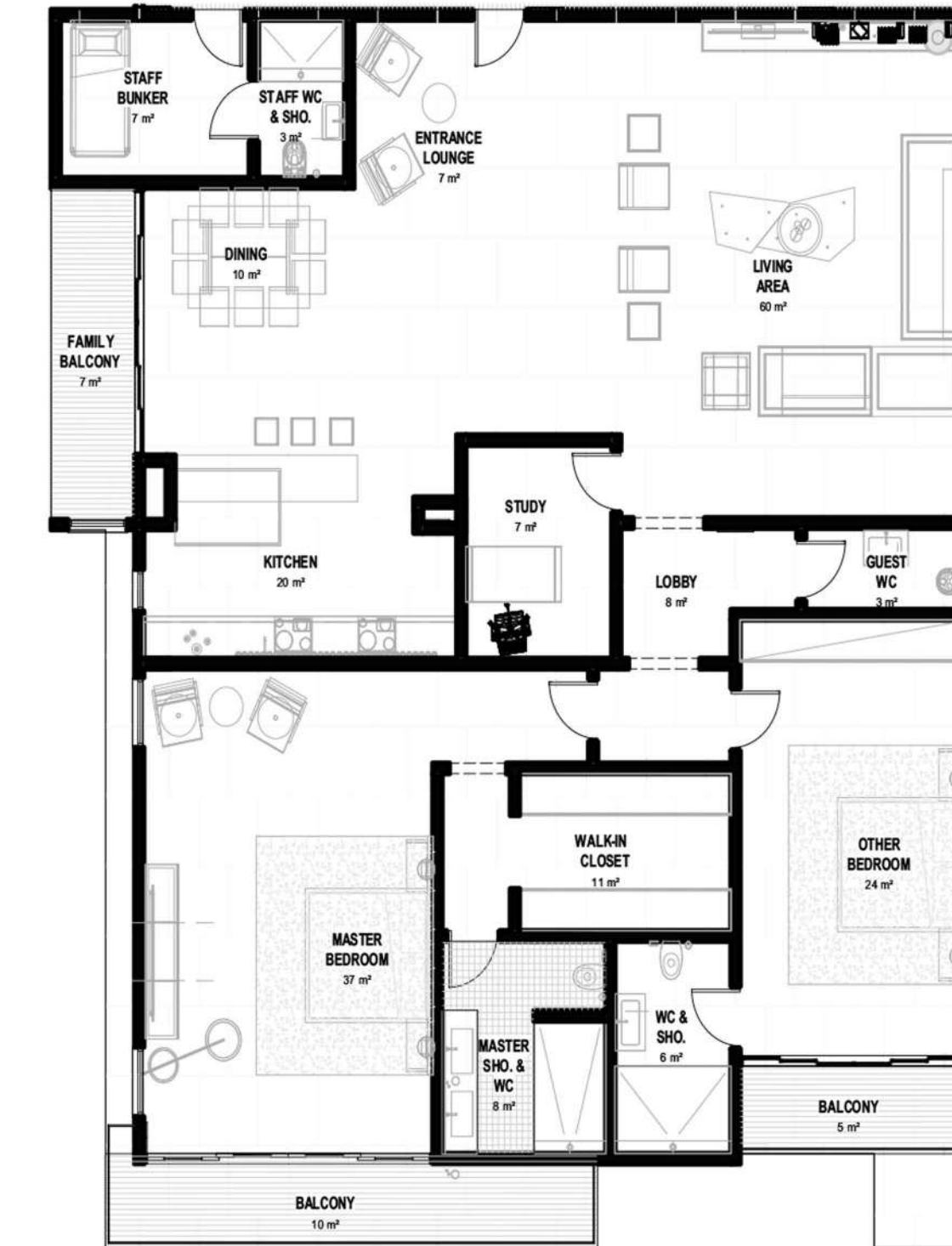


| SPACE | AREA(m ²) |
|-------------------------------|-----------------------|
| Dining, Living Area & Kitchen | 57 |
| Guest WC | 3 |
| Bedroom | 20 |
| Balcony | 8 |
| Sho. & WC | 6 |

FIRST FLOOR TOTAL = 94 m²

APARTMENT 17

SECOND FLOOR 2 Bedroom Apartment



| SPACE | AREA(m ²) |
|---------------------------|-----------------------|
| Lounge | 7 |
| Dining | 10 |
| Living Area | 60 |
| Kitchen | 20 |
| Lobby | 6 |
| Guest WC | 3 |
| Other Bedroom | 24 |
| Other Bedroom Balcony | 5 |
| Sho. & WC (Other Bedroom) | 6 |
| Master Bedroom | 37 |
| Master Balcony | 10 |
| Master Sho. & WC | 8 |
| Walk-in Closet (WIC) | 11 |
| Study | 7 |
| Staff Bunker | 7 |
| Staff WC & SHO | 3 |
| Family Terrace | 7 |

FIRST FLOOR TOTAL = 231 m²

APARTMENT 18

SECOND FLOOR 2 Bedroom Apartment



| SPACE | AREA(m ²) |
|----------------------|-----------------------|
| Dining | 8 |
| Living Area | 40 |
| Kitchen | 17 |
| Lobby | 4 |
| Guest WC | 3 |
| Master Bedroom | 28 |
| Master Balcony | 7 |
| Master Sho. & WC | 8 |
| Walk-in Closet (WIC) | 6 |
| Family Terrace | 5 |

FIRST FLOOR TOTAL = 126 m²





HIGH *Specifications*

Combining craftsmanship and luxury, all of the apartments benefit from Imperial Homes' peerless level of design and specification.

KITCHENS

Fully fitted kitchen with Corian worktops and soft close doors and drawers

Stainless steel undermounted sink

Multifunction stainless steel oven

Stainless steel wall mounted extractor fan to Apartment

Integrated microwave combination oven

Integrated fridge/freezer to Apartments

Integrated large fridge and freezer to penthouses

Fully integrated dishwasher

Freestanding white washing machine

BATHROOM & EN - SUITES

Duravit sanitaryware with chrome Vado taps

Duravit bath to bathroom and master en-suite

Shower with Vado Aquablade square fixed showerhead and hand shower set to master en-suite.

Vado hand shower set and slider rail to secondary en-suite, bathroom (where shower is fixed over bath) and shower room

HEATING, ELECTRICAL AND LIGHTING

Ariston water heating systems to all bathrooms

Dinner switches to kitchen/family/dining area and master bedroom

Downlights to all rooms

Telephone points to family/dining area and all bedrooms

TV points to all bedrooms and kitchen/living/family area

INTERIOR FINISHES

Matt paint finish to all rooms

Satin paint finish to internal joinery

Classic Vein and Light Picasso Travertine for all other Areas

Built in Wardrobes

Internal Doors

Industrial Veneer – Flush door with groove 4

External Doors

M & T hard wood External doors

Cylindrical lock with Door Handle and Stainless

Steel Butterfly Hinges

HIGH *Specifications*

Combining craftsmanship and luxury, all of the apartments benefit from Imperial Homes' peerless level of design and specification.

SECURITY

Audio entry phone linked to each apartment

High security front entrance door with multipoint locking system

Smoke detectors fitted to hallways, all bedrooms and family area

Internal alarm with sensors to hall, drawing room, kitchen/dining/family area and bedrooms

WINDOWS

Glazed aluminum windows with lockable fastener and mosquito proof netting (where applicable)

COMMUNAL AND EXTERNAL AREAS

Tiled communal entrance and hallways

Staircases with metal balustrades

Gym

One (1) Dedicated car park

Multi-functional elevator to all floors.

Landscaped gardens

Backup generator

Pressurized water supply

Swimming Pool

DEVELOPMENT PARTNERS

| | | |
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DISCLAIMER

This brochure, floor plans and any marketing material and the information contained in them does not form part of any contract. All layouts, plans, specifications, dimensions, designs, measurement and locations are indicative only of an architect's impression and the envisage developments, and are not to scale. The above-mentioned are subject to change as may be decided by the company or competent authority



GHANA
 No.6 Sir Arku Korsah Road
 Airport Residential Area-Accra
 P.O.Box 7451 Accra North
 P: +233 (0) 302 731034 / 573 899899
 P: +233 (0) 507 901635
 Toll Free: +233 (0)277 277010
 info@imperialhomesghana.com

UNITED KINGDOM
 3rd Floor Baker Street
 London, W1U 6TU
 P: 00442077540364

USA
 P: +1667 228 7256
 www.imperialhomesghana.com

