



**AFFABLE HOMES LTD**

OWNERS OF BEAUTIFUL GARDEN ESTATES

*Dream it own it...*



# CORPORATE PROFILE



# ABOUT US

Originally established as Affability Investment Ltd in 2011, We embarked on our mission to create sustainable and innovative investment services. In 2014, recognizing the growing need for professional real estate services, we incorporated into the real estate industry, rebranding as Affable Homes Ltd. With a focus on creating home ownership, Affable Homes Ltd has grown to become a reputable name in the industry.

We are experts in site and services, property development, property management, recruitment, empowerment and skill acquisition. We are Nigeria's No 1 Trusted Real Estate Networking Platform, where you become a part of Africa's largest consulting Network of Realtors which enables you to earn limitless residual income and to create affordable home Ownership opportunity for average Nigerians through our flexible payment plan, thereby transforming our views into reality.





# Our Value

## OUR VISION

To demystify property ownership and bridge that gap between landlords and tenants so as to make land and property ownership management a lot easier. It is also our vision to develop and manage concepts that are geared towards small and medium scale entrepreneurial development and creating job opportunities in order to reduce unemployment in Nigeria

## OUR MISSION

Our mission is to assist prospective wise investors in land and landed properties, succeed in achieving their aims and objectives in line with the federal government “Housing for all” policy as well as transforming our views into reality

# OUR CORE VALUES

## **ACCOUNTABILITY:**

We take responsibility for our actions and decisions, ensuring that we deliver on our promises and commitments to our clients and partners. Accountability is at the heart of our operations, driving us to maintain high standards of performance and reliability.

## **FAIRNESS:**

Our dealings are characterized by fairness and equality. We believe in treating all our clients, partners, and employees with respect and impartiality, ensuring that everyone receives equitable opportunities and outcomes.

## **FRIENDLY:**

We foster a welcoming and approachable environment, where clients and employees feel valued and respected. Our friendly approach helps build strong, lasting relationships and enhances customer satisfaction.

## **ACTIVE:**

Being proactive and dynamic is essential to

our success. We continuously seek opportunities to improve and grow, staying active in the market and responsive to the changing needs of our clients and the industry.

## **BEST:**

We strive for excellence in everything we do, from our services to our customer interactions. Our commitment to being the best drives us to exceed expectations and deliver superior results.

## **INTEGRITY:**

Honesty and strong moral principles guide our actions. We adhere to the highest ethical standards, ensuring that our clients can trust us to act with integrity in all our dealings.

## **LOYAL:**

Loyalty to our clients, partners, and employees is a keystone of our values. We are committed to building long-term relationships based on mutual trust, support, and dedication.

## **INNOVATION:**

We embrace creativity and forward-thinking solutions to stay ahead in the real estate industry. Our innovative approach enables us to offer cutting-edge services and continually enhance the value we provide to our clients.

## **TRANSPARENCY:**

Open communication and honesty are fundamental to our operations. We maintain transparency in our processes, transactions, and interactions, ensuring that our clients are well-informed and confident in their decisions.

## **YIELD:**

We are focused on delivering high returns on investment for our clients. By optimizing our resources and strategies, we aim to maximize the yield from real estate investments, contributing to the financial success of our clients and stakeholders.



# OUR AREAS OF EXPERTISE

## **SITE AND SERVICES:**

At Affable Homes Ltd, our expertise in Site and Services ensures that every property development project is built on a solid foundation. We specialize in the acquisition and preparation of land, including site surveying, land clearing, soil testing, and the installation of essential infrastructure like roads, water, electricity, and drainage systems. Our commitment to quality ensures that each site is fully equipped and compliant with regulatory standards, providing our clients with reliable, well-serviced properties for residential, commercial, and industrial purposes.

## **PROPERTY MANAGEMENT:**

Affable Homes Ltd. provides comprehensive property management services tailored to meet the diverse needs of property owners. Our team of experienced professionals ensures that properties are well maintained, and the value of the property is maximized.

## **CERTIFICATES PROGRAMMES:**

Affable Skills and Digital Academy is our educational branch, designed to empower individuals with the skills and knowledge necessary to excel in various fields. We offer a diverse range of courses including:

## **PROPERTY DEVELOPMENT**

At Affable Homes Ltd., we specialize in property development projects that transform visions into reality. From conceptualization to completion, our team manages every aspect of the development process. This includes site and services, planning and design, construction management, and marketing of the finished properties. Our goal is to create high-quality, sustainable developments that meet the needs of the community.

## **REAL ESTATE MASTERCLASS:**

This comprehensive program covers all aspects of real estate, from investment strategies and market analysis to property management and development. It is ideal for both beginners and experienced professionals looking to enhance their skills.

## **AFFABLE SCHOOL OF REALTORS:**

This is a specialized school that was designed to train aspiring realtors, it focuses on the skills and knowledge that is needed to excel in the real estate industry.

## **DIGITAL MARKETING:**

Our digital marketing courses cover essential topics such as SEO, social media marketing, content creation, email marketing, and analytics. Students learn how to create effective marketing strategies to drive business growth and enhance online presence.

## **CINEMATOGRAPHY:**

In our cinematography courses, students gain hands-on experience with camera operations, lighting techniques, and post-production editing. We aim to cultivate creative and technical skills necessary for producing high-quality visual content.

## **PUBLIC SPEAKING AND DICTION:**

Effective communication is crucial in any field. Our public speaking and diction courses help students improve their verbal communication skills, build confidence, and deliver compelling presentations. Techniques covered include speech writing, vocal delivery, body language, and audience engagement.

## **PROFESSIONAL EXAMINATION COURSES:**

We offer preparatory courses for various professional examinations. Our expert instructors provide comprehensive training and study materials to help students succeed in their certification exams. Whether it's for finance, management, or other professional fields, our courses are designed to ensure students are well-prepared.

Affable Homes Ltd. is committed to providing top-notch services in property management and development while empowering individuals through skill-based education at our academy. Our holistic approach ensures that we contribute positively to both the real estate market and the personal development of our clients and students.

# WHY CHOOSE US AS AN INVESTOR?

Over the 10yrs of demystifying property ownership, we have been able to maintain a growing number of 5,000+ happy client base. All of these achievements are as a result of our commitment to excellence.

## CUSTOMER SATISFACTION

Customer satisfaction is our top priority. We understand that each investment is an important decision, and we strive to make the process as seamless and rewarding as possible. Our dedicated team ensures that every client's needs are met with personalized attention and professional service. By providing transparent communication, professional advice, and reliable support, we build lasting relationships with our investors. Our commitment to excellence ensures that our clients' expectations are not only met but exceeded, making Affable Homes Ltd. a trusted partner in real estate investments.

## PROFESSIONALISM:

In Affable Homes Ltd., our team undergoes continuous training to stay updated with current market trends. We handle every projects with the highest professionalism, ensuring our clients and partners feel supported and informed throughout the process.

## UNIQUENESS:

We are the proud owners of Beautiful Garden Estates nationwide. This unique identity stands us out from the crowd. We are maintaining our brand without deviation. Additionally; we have a unique way of understanding each client's needs. We tailor our approach to match their preferences and offer them innovative solutions that go beyond the conventional.



## INTEGRITY:

We operate with honesty, transparency, and decent conduct at every opportunity. Our clients trust us because they know we place their best interest above all else. We maintain open communication and uphold right standards to ensure a fair and trustworthy relationship with each client.

## FAST ALLOCATION:

We recognize the importance of fast and efficient property allocation. Our simplified processes empower us to speed up property transactions and allocations. Whether you are buying or selling, our team of professionals ensures that you experience a seamless and rapid process, thereby, saving you both time and effort.

## CREDIBILITY:

We have built a solid reputation through successful transactions, satisfied clients, and a history of excellence. We stand behind our track record and ensure that every investments with Affable Homes Ltd. reaffirms our commitment to credibility and dependability.

## ACCOUNTABILITY:

As prudent managers, accountability is a key pillar of our business. We take responsibility for our actions, decisions, and commitments. If challenges arise, we proactively address them, seeking solutions and taking ownership of any mistakes. We believe in being accountable to our clients, partners, and the community we serve, fostering trust and

# WHY CHOOSE US AS A REALTOR?

Over the 10yrs of building generational wealth, and raising young entrepreneurs, we have been able to maintain above 2000+ realtors in our network.

## INTEGRITY

Whatever we say is what we deliver upon. We believe integrity is the currency of the generation next.

## QUALITY SERVICE

We believe you are the king! Without you, there will be no us. So, we deliver excellently until you are satisfied

## EMPOWERMENT AND CAPACITY BUILDING

We build and empower you through our weekly and monthly program to become an outstanding realtor.

## FAST PAYOUT

Our payout system is second to none, with our weekly “Purple Friday” commission payment at your fingertips, you cash-out big.

## UNBEATABLE COMPENSATION PLAN

Our compensation plans are structured to help you earn limitless residual income irrespective of your status.

## UNLIMITED EARNING SYSTEM

Being a realtor with Affable Homes Ltd., gives you access to a channel of unlimited earnings, where you earn income for life.



**EVANG. CHIDI NWAKA** (FIMC, CMC)  
Chairman / Co-Founder,  
AFFABLE HOMES LTD.

### **Biography:**

Evangelist Chidi Nwaka is the visionary leader and esteemed Chairman of Affable Homes Ltd., a company renowned for its excellence in property management, property development, and educational services in the real estate sector. With a robust background in real estate, Evangelist Chidi has a profound understanding of the industry and a strategic mindset that has been pivotal in steering Affable Homes to success.

## **MANAGEMENT PROFILE**

### **Education:**

- BSC Holder in Business Administration.
- Professional qualifications and memberships in various real estate associations
- Fellow Institute of Management Consultant (FIMC)
- Certified Management Consultant (CMC)

### **Professional Experience:**

- Over 12 years of experience in the real estate industry
- Expertise in property management and development
- Extensive knowledge in real estate market trends and investment strategies

### **Professional Membership:**

- Member of Chartered Institute of Human Resource Management
- Member of the Institute of Management Consultants (IMC-Nigeria)
- Member of Nigerian Institution of Estate Surveyors and Valuers (NIESV)
- Member of Real Estate Developers Association of Nigeria (REDAN)

### **Achievements:**

- Successfully led numerous property development projects
- Enhanced the company's portfolio and market presence
- Instrumental in launching the Affable School of Realtors, providing comprehensive training in real estate and related fields

### **Skills:**

- Strategic planning and execution
- Real estate market analysis
- Leadership and team development
- Networking and relationship management

### **Personal Philosophy:**

Evangelist Chidi Nwaka believes in the power of innovation, education, and ethical practices to drive the real estate industry forward. His leadership is characterized by a commitment to excellence, continuous improvement, and fostering a culture of integrity within Affable Homes Ltd.



**ESV. CHIDINMA NWAKA (FIMC, CMC)**  
**Group Managing Director / Co-Founder,**  
**AFFABLE HOMES LTD.**

### **Biography:**

Esv. Chidinma Nwaka serves as the Group Managing Director of Affable Homes Ltd., playing a crucial role in the company's operational success and strategic growth. With a keen eye for detail and a passion for real estate, Esv. Chidinma brings innovative ideas and robust management skills to the organization.

## **MANAGEMENT PROFILE**

### **Education:**

- BSC in Business Administration.
- HND in Estate Management.
- Advanced certifications in real estate management.
- Fellow Institute of Management Consultant (FIMC)
- Certified Management Consultant (CMC)
- Certified Associate Member of NIESV

### **Professional Experience:**

- 14 years extensive experience in the real estate sector
- Proven track record in managing complex property portfolios and development projects
- Strong background in corporate governance and strategic planning

### **Professional Membership:**

- Member of Chartered Institute of Human Resource Management
- Member of the Institute of Management Consultants (IMC-Nigeria)
- Member of Nigerian Institution of Estate Surveyors and Valuers (NIESV)
- Member of Real Estate Developers Association of Nigeria (REDAN)

### **Achievements:**

- Successfully implemented numerous development projects, enhancing the company's market value
- Played a key role in expanding the company's educational services through the Affable School of Realtors
- Recognized for driving operational efficiency and fostering a collaborative work environment

### **Skills:**

- Project management and execution
- Corporate governance and compliance
- Business development and strategic partnerships
- Leadership and team management

### **Personal Philosophy:**

Esv. Chidinma Nwaka is dedicated to fostering a culture of innovation and excellence at Affable Homes Ltd. She believes in empowering her team through education and professional development, ensuring that the company remains at the forefront of the real estate industry.

She is an entrepreneur

- a philanthropist
- a preacher of the gospel
- a visionary woman
- a virtuous woman
- a mother in Israel
- a peace setter
- a role model to this generation
- an employer of labour



# OUR ESTATES LOCATIONS / UNIQUE BRAND IDENTITY:



Currently we have estates in **30 different locations in West Nigeria**, majorly in the Southeast. And our unique brand identity is: **“Beautiful Garden Estates”**. It is a copyrighted name, duly registered, and is only applicable to Affable Homes Ltd.

One of the most notable aspects of all our estates is its unique trade mark name: “Beautiful Garden Estate”. Our estates are thoughtfully landscaped, creating a peaceful and relaxing atmosphere.

The serene setting is ideal for families and individuals seeking a blend of luxury and tranquillity.

The estate is equipped with a robust 24-hour security patrol system, good road network, perimeter fencing, ensuring the safety and peace of mind of all residents.

# OUR OFFICE LOCATIONS



## HEAD OFFICE:

Emirates Mall, Amuwo-Odofin, Okota Road, Beside Divine Estate Gate 1, Lagos (1st Floor, Suite 106 -108)



## APAPA OFFICE:

Affable Homes Legend Group  
First floor, B31, St Aloysius Plaza.  
12 Industrial Road, Trinity Market,  
Olodi Apapa Lagos.

## OJO OFFICE:

Affable Homes Royalty Group  
1, First Floor, Ocho-Udo Plaza,  
Opposite Mandilas, Beside GL Gate,  
Trade Fair, Market, Ojo, Lagos.

## DELTA OFFICE:

Affable Homes Apex Group Asaba.  
First Edition Plaza Opposite  
Patrick College.

## ENUGU OFFICE:

Affable Homes Global  
Ogui Road Enugu Beside ABC park  
Anambra State.

## ONITSHA OFFICE:

Affable Homes Champions Group  
8 Oguta Road Opposite DMGS  
Onitsha Anambra State 2nd floor.

## NNEWI OFFICE:

Affable Homes Sky Group  
First Floor, Shop 1, KM Plaza, Opposite  
Ekeson Park, Bank Road, Nnewi,  
Anambra

## AWKA OFFICE:

Affable Homes Sky Group  
First Floor, Suite 17, Detrick's Plaza,  
275 Zik's Avenue, Beside Chicken  
Republic, Awka, Anambra State.  
State.

## Enquiry / Contact:

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[info@affablehomes.com.ng](mailto:info@affablehomes.com.ng)  
[admin@affablehomes.com.ng](mailto:admin@affablehomes.com.ng)

# OUR PROFESSIONAL BUILDING TEAM:

- Registered Licensed Estate Surveyors and Valuers
- Land Surveyors
- Lawyers
- Architects
- Engineers
- Builders
- Quantity Surveyors and
- Town Planners.

*Currently, we have an increasing number of registered franchise and a total of 36 employees on our payroll.*



# BOARD OF DIRECTORS / DECISION MAKERS



***Evang. Chidi Nwaka***  
*Chairman*



***Esv. Chidinma Nwaka***  
*Group Managing  
Director*



***Mrs. Chioma Ogaga***  
*Executive Director  
of Finance*



***Mr. Obinna Innocent***  
*Executive Director  
of Works*

# MANAGEMENT TEAM



**Mr. Christian Iyoke**  
Business Development  
Manager



**Mr. Uchenna Ekwuruke**  
Administrative Manager



**Mr. Martins Umeokonkwo**  
Recruitment Manager



**Mrs. Ify Uchime**  
Academy Manager



**Miss. Ifeyinwa Mbonu**  
Customer Care Service



**Mrs. Rosemary Godwin**  
Asst. Social Media  
Manager



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## *In Summation,*

Affable Homes Ltd stands as a “Beacon of Excellence”, driven by a commitment to innovation, integrity, and client satisfaction. Over the past decade, we have successfully established a strong presence with a unique brand identity, fostering trust and delivering exceptional value to our clients.

As the real estate industry continues to expand, we are poised to leverage this growth. The future looks promising for Affable Homes Ltd, as it continues to build on its successes and explore new opportunities in the dynamic real estate market of Nigeria.



BEAUTIFUL GARDEN ESTATE  
(Smart City)

*Thank You*

**for choosing Affable Homes Ltd.  
We look forward to a prosperous and impactful  
journey together.**



RC. 974468

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