



**OVID REAL ESTATE PLC**  
**CHAKA APARTMENT (BLOCK V)**  
**LUXURY APARTMENTS**

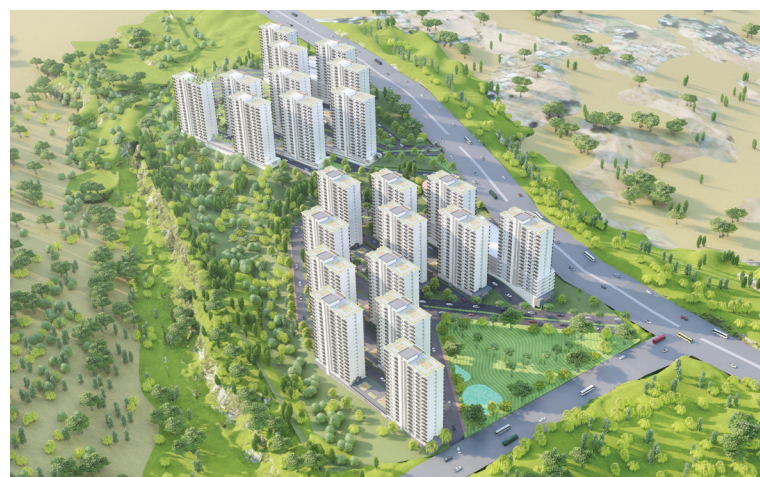
# OVID REAL ESTATE PLC

## CHAKA APARTMENT (BLOCK V)

### LUXURY APARTMENTS



### 3D PERSPECTIVE VIEW



# DESCRIPTIVE INFORMATION

## Distance to local attraction



16min (4.4km) to Tafo Square  
24min (8.3km) to Ayat Square  
34min (10.8km) to Diaspora Square (Megenagna)  
47min (16.6km) to 6 Kilo Square  
59min (19.5km) to Meskel Square  
1hr50min (33.1km) to Bole Square  
51min (17.2km) to Piazza Minilik Square



20min (5.8km) to Abem Hotel

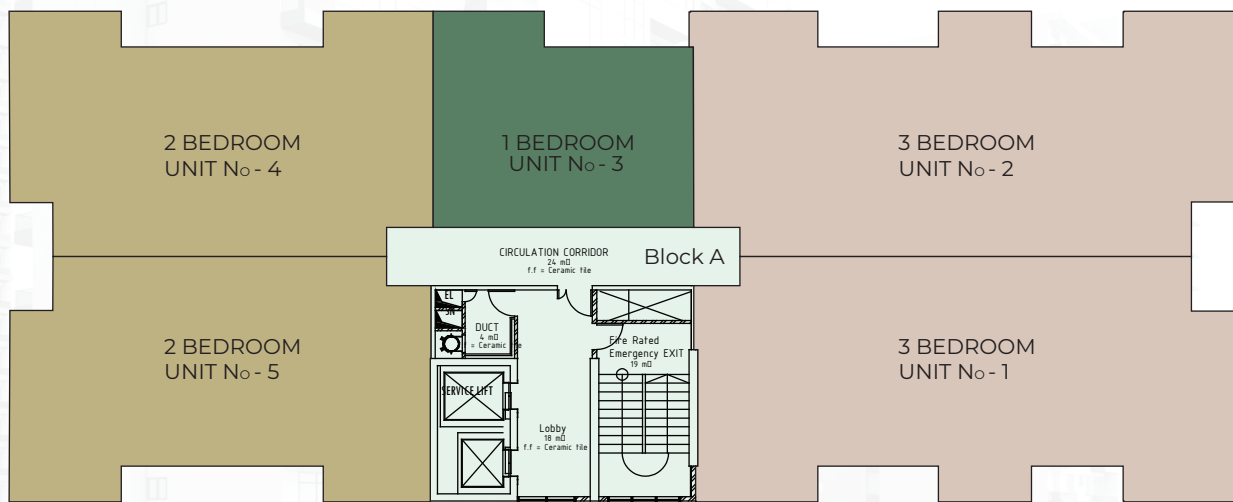
## Design Descriptions

- 3B+G+18
- 5 Units per floor separately on the block
- 1 Parking spot for one apartment unit

## Amenities Provided on the Building

- Reception
- Cafe & Restaurant
- Daycare (Separated for 78 units)
- Gymnasium
- Multipurpose Playground with Running Track
- Swimming Pool
- Commercial Spaces
- Car wash on the main road side
- Electrical car charging station for 20% of parking space
- Underground water
- Green terrace
- Green space with sitting area and well designed landscape
- Underground water
- Green roof terrace
- Green space with sitting area and well designed landscape

# BLOCK V - A FLOOR PLAN LAYOUT 1st to 18th Typical Floors



1st to 18th Typical Floors

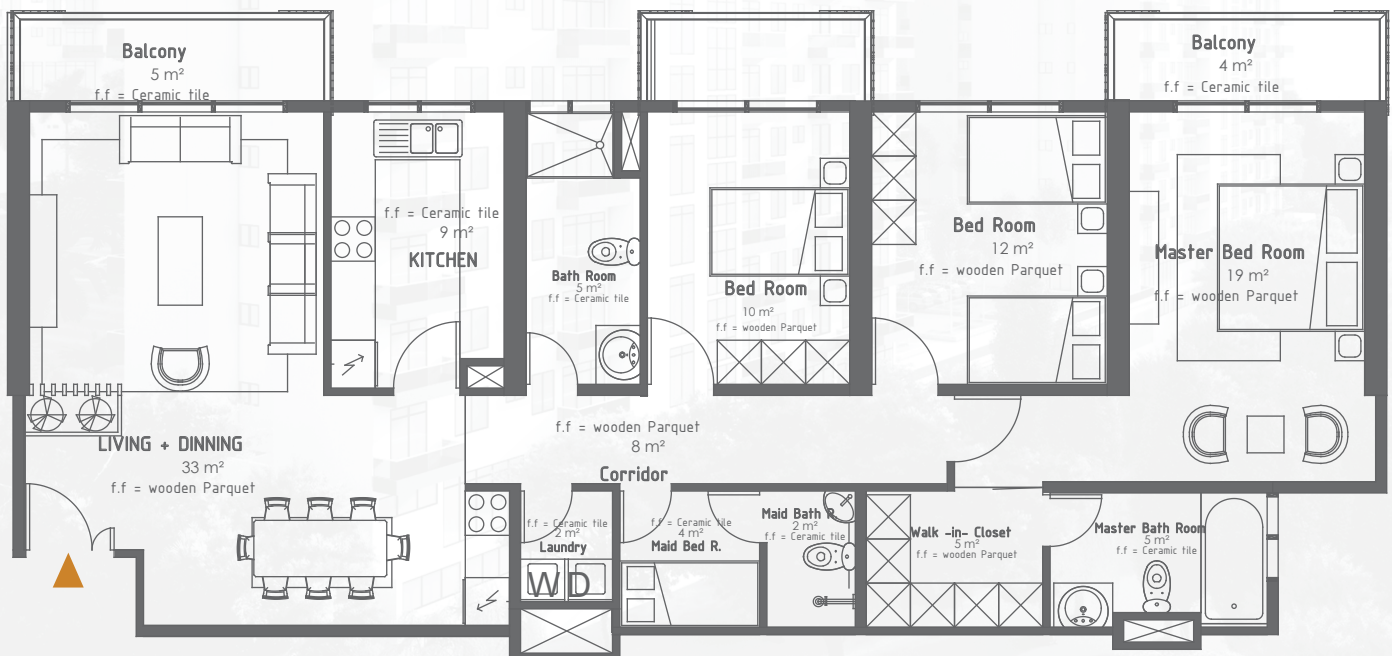
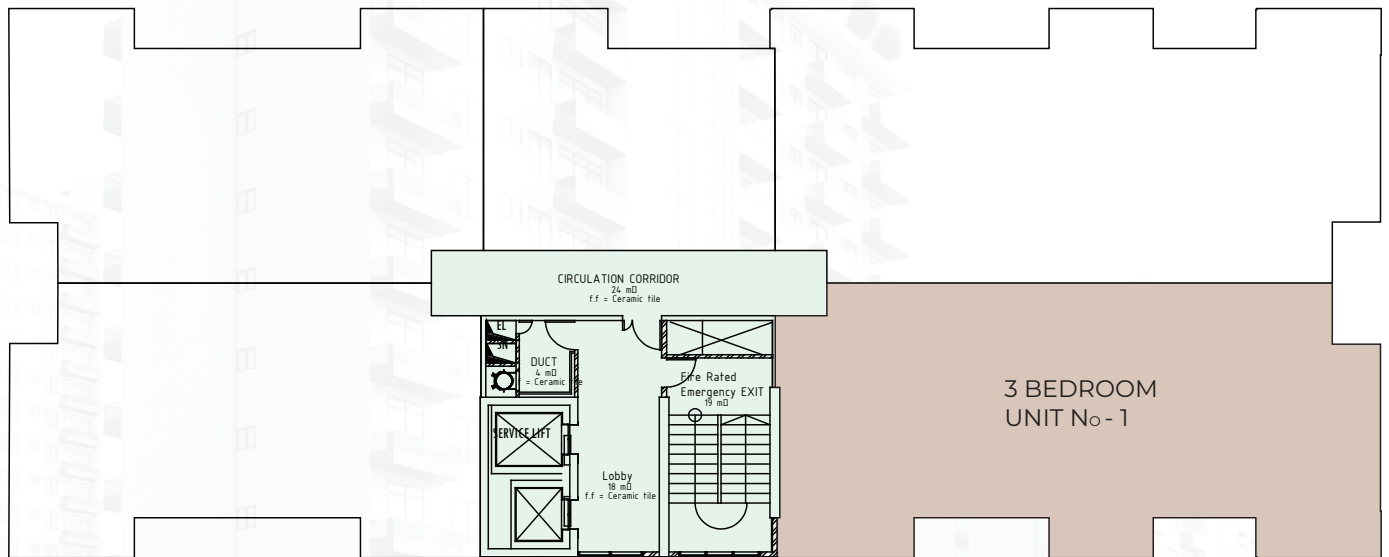
LEGEND	
<span style="display:inline-block; width:15px; height:10px; background-color:#2e7d32;"></span>	1 BEDROOM
<span style="display:inline-block; width:15px; height:10px; background-color:#8e7c4e;"></span>	2 BEDROOM
<span style="display:inline-block; width:15px; height:10px; background-color:#c5a08c;"></span>	3 BEDROOM
<span style="display:inline-block; width:15px; height:10px; background-color:#e0f2f1;"></span>	Circulation Area

### Disclaimer:

1. All measurements for wall finishes are made in metric units.
2. The developer reserves the right to update the information at any time and without prior notification.
3. The actual area could differ from the declared area.
4. Drawing is not accurate to scale.
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# 3 BEDROOM APARTMENT BLOCK V - A, UNIT N<sup>o</sup> - 1

UNIT AREA (SQ.M)  
NET AREA - 143.58  
WITH COMMON AREA - 175.17

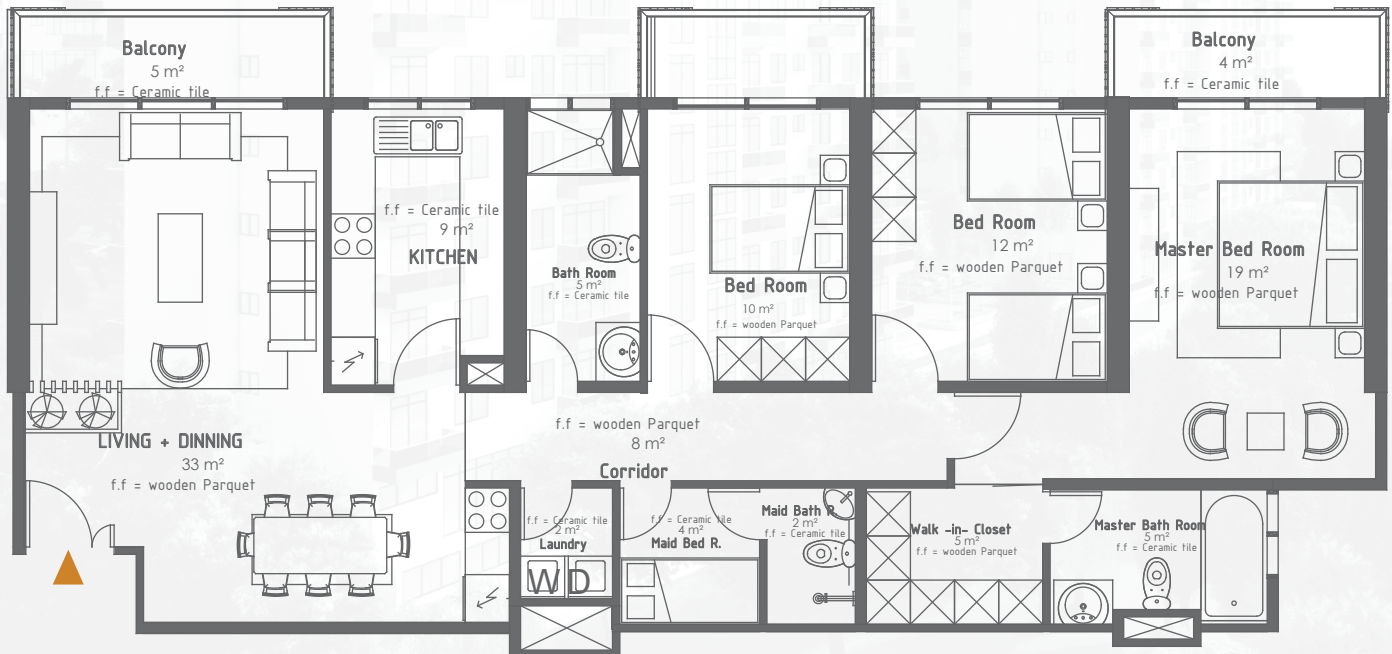
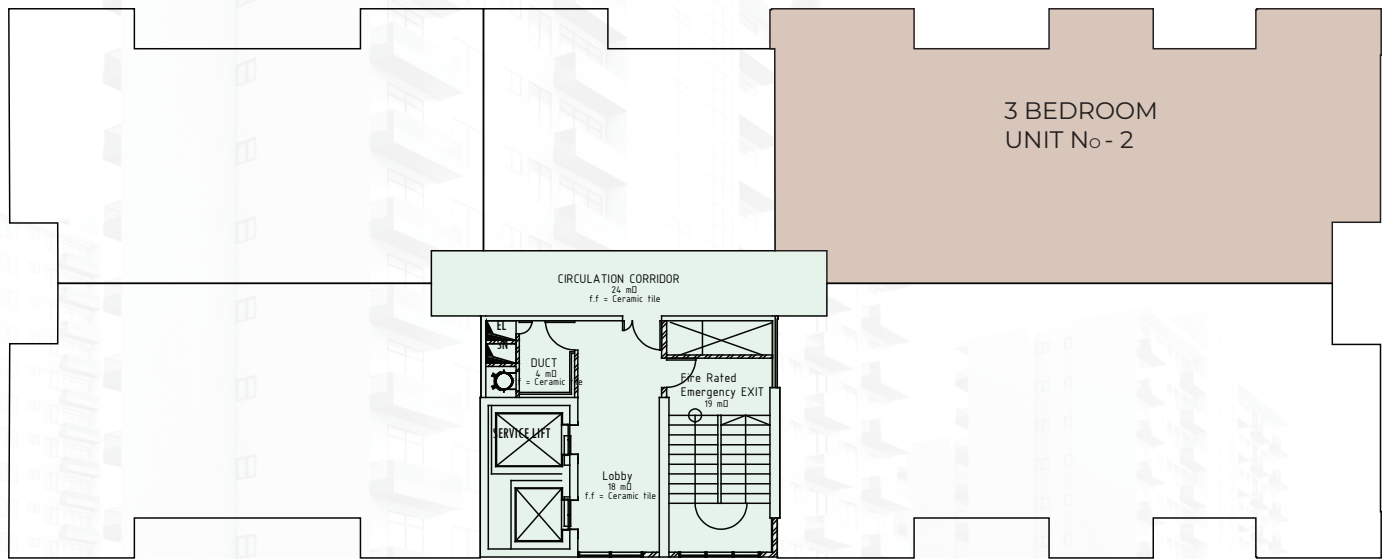


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# 3 BEDROOM APARTMENT BLOCK V - A, UNIT N<sup>o</sup> - 2

UNIT AREA (SQ.M)  
NET AREA - 143.58  
WITH COMMON AREA - 175.17

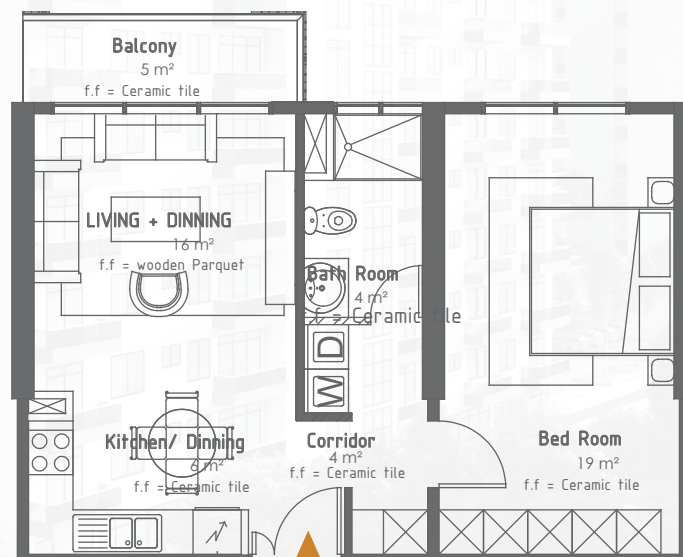
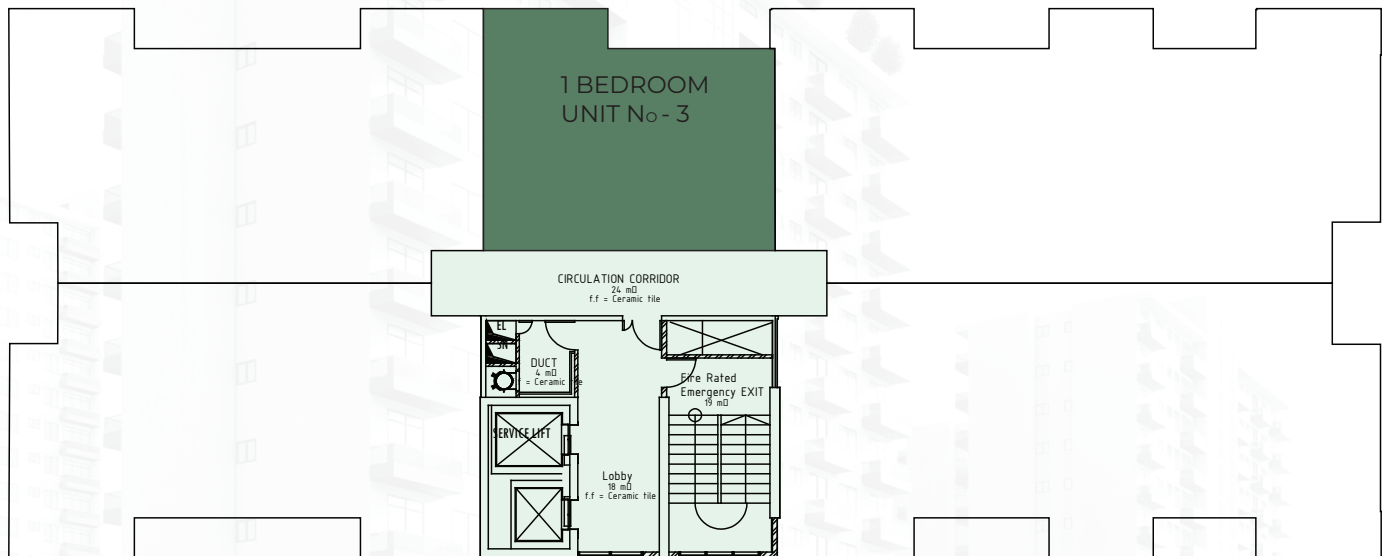


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# 1 BEDROOM APARTMENT BLOCK V - A, UNIT N<sup>o</sup> - 3

UNIT AREA (SQ.M)  
NET AREA - 60.21  
WITH COMMON AREA - 73.46

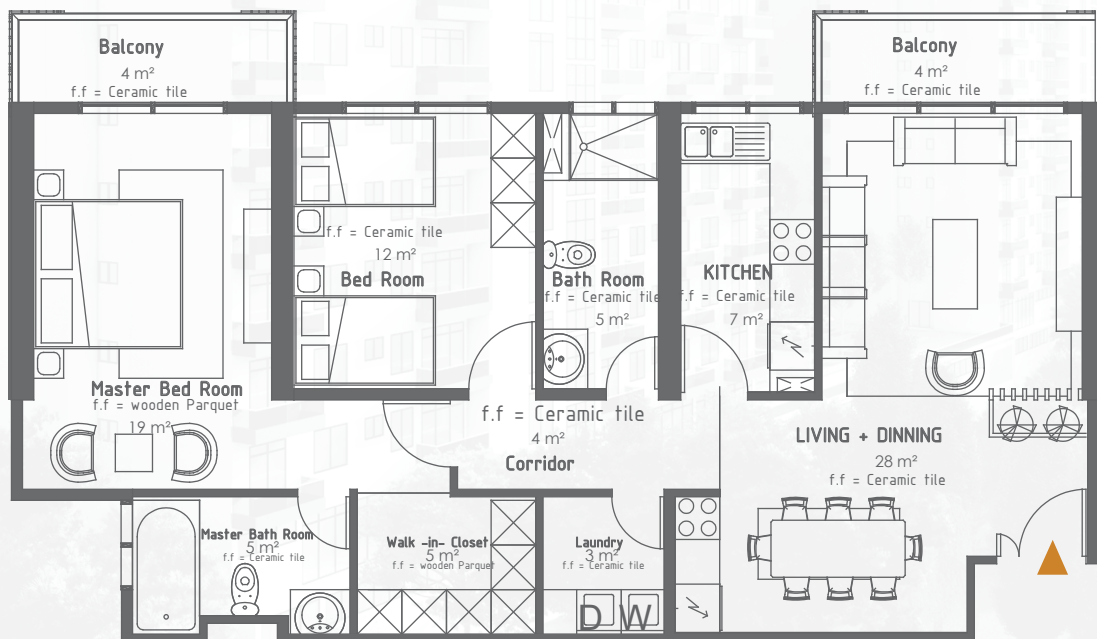
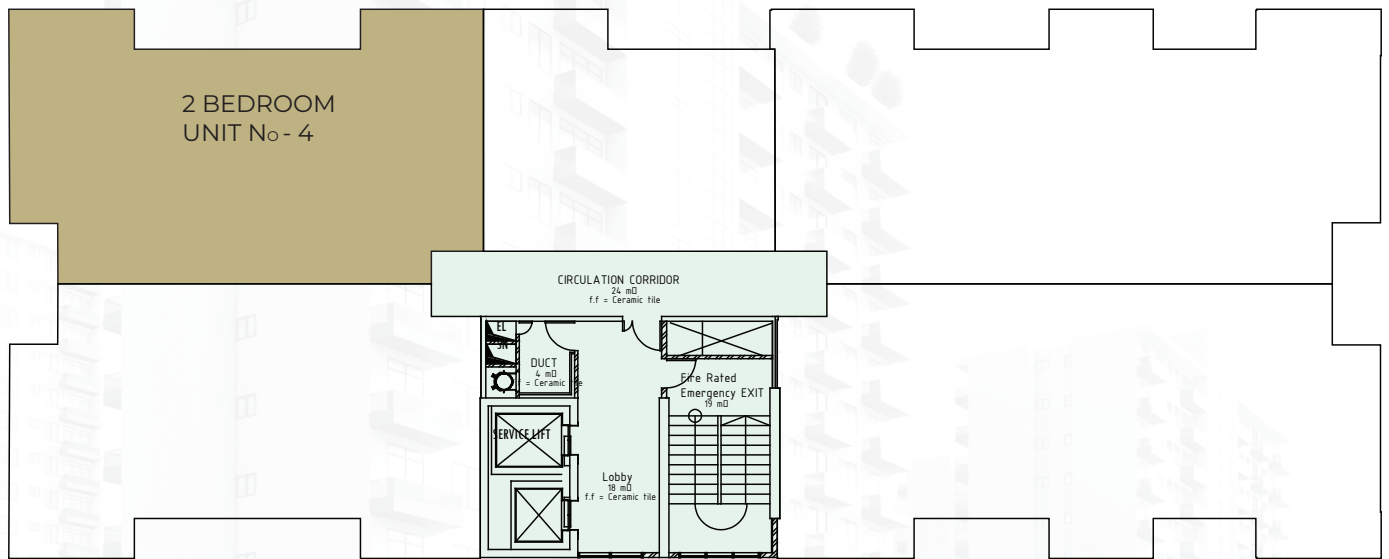


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# 2 BEDROOM APARTMENT BLOCK V - A, UNIT N<sup>o</sup> - 4

UNIT AREA (SQ.M)  
NET AREA - 109.81  
WITH COMMON AREA - 133.97



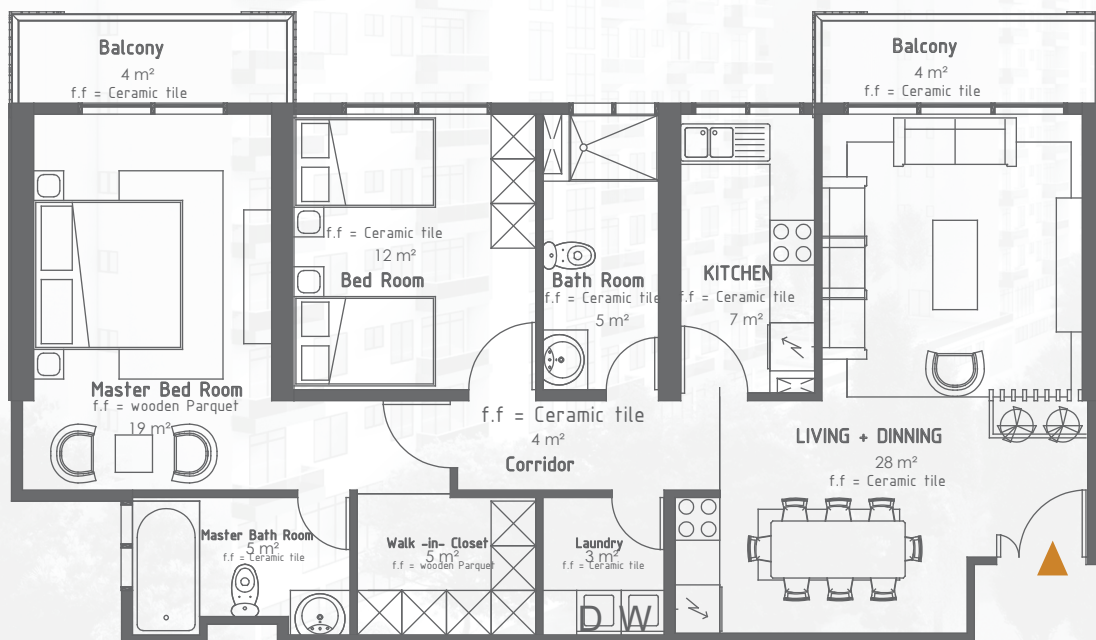
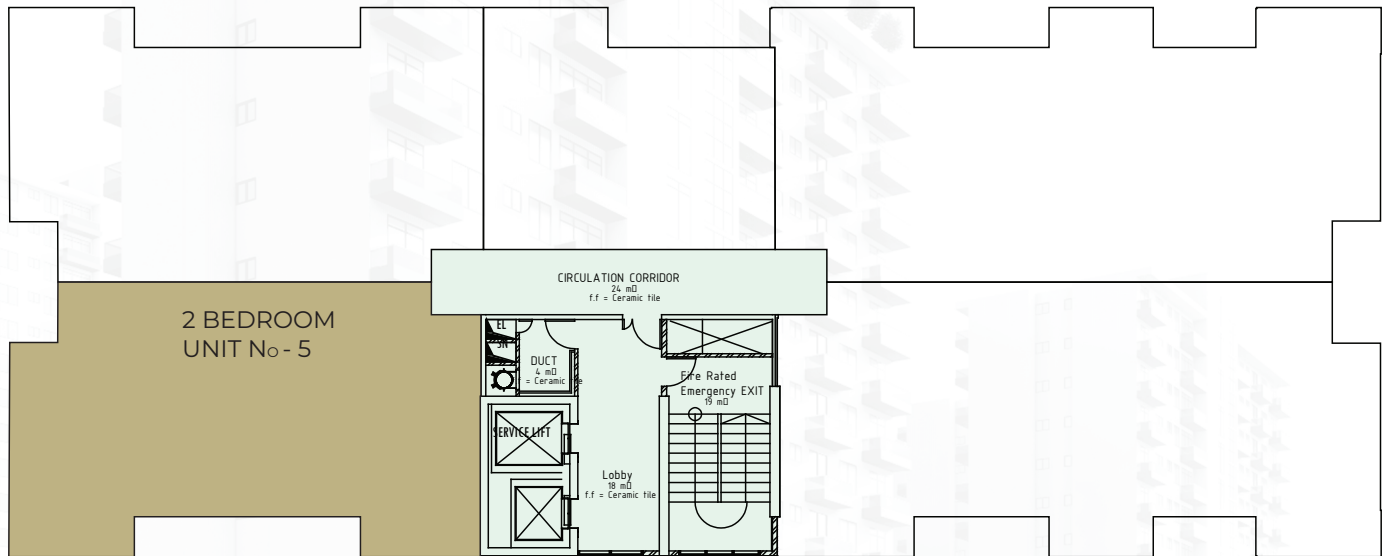
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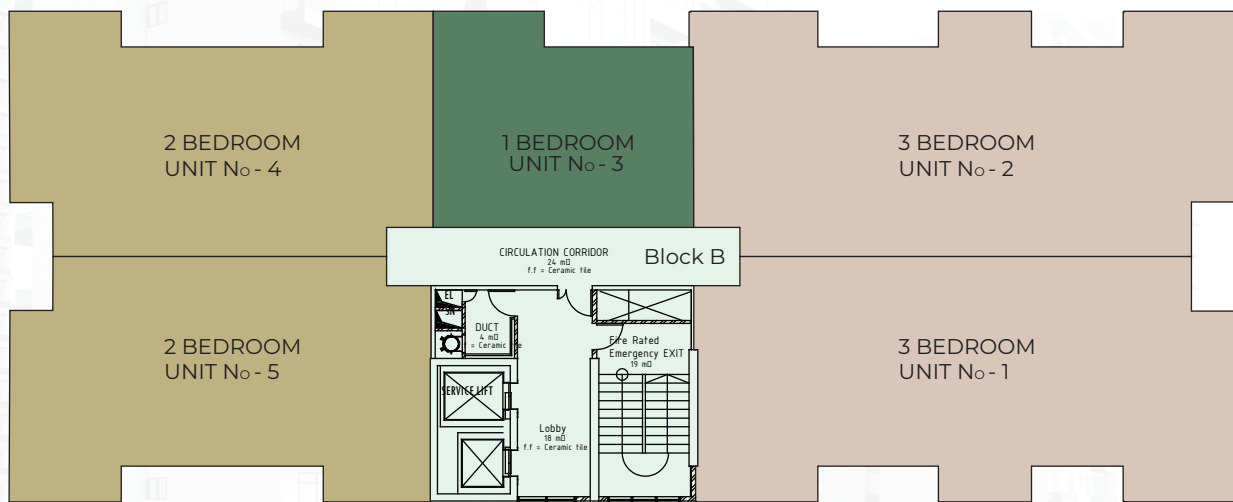
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# BLOCK V - B FLOOR PLAN LAYOUT 1st to 18th Typical Floors



1st to 18th Typical Floors

## LEGEND

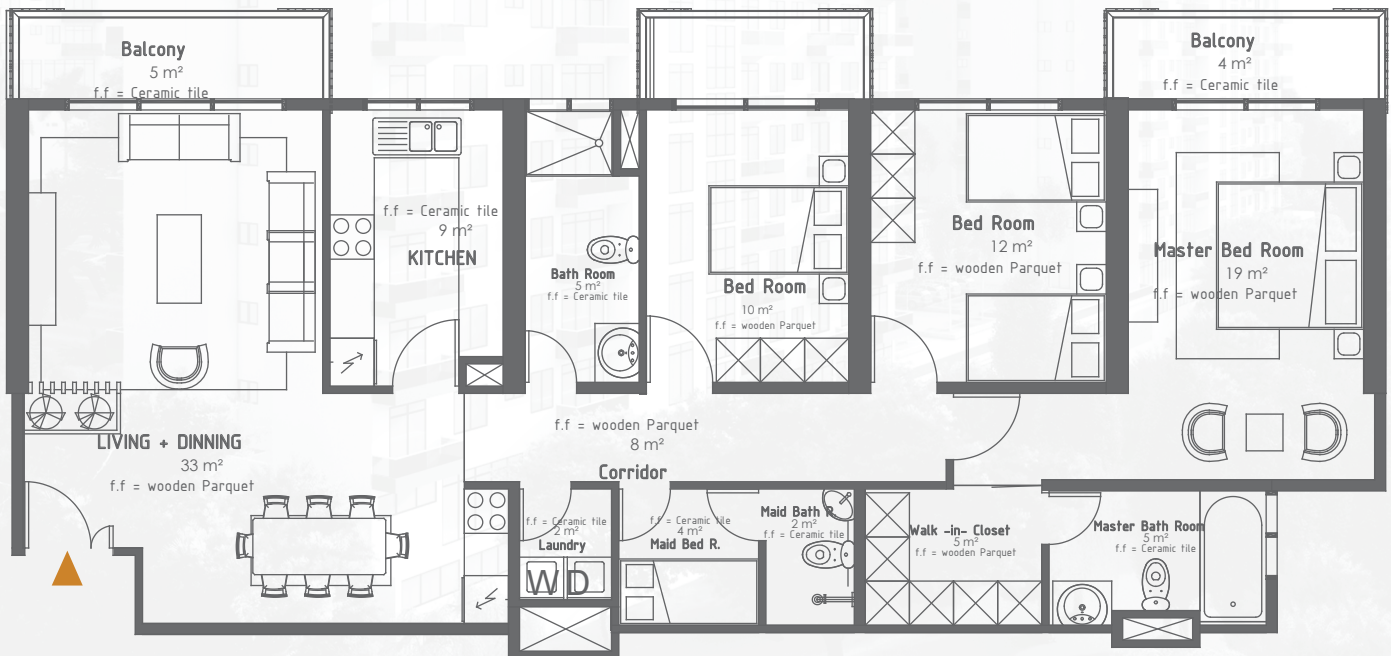
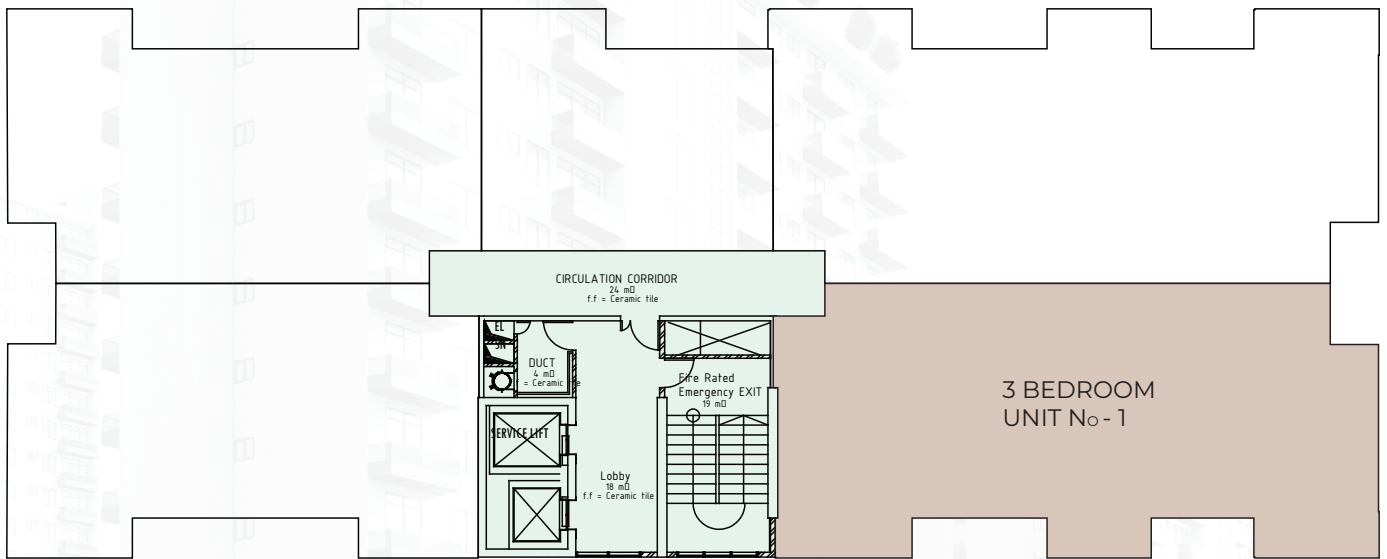
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<span style="display: inline-block; width: 20px; height: 10px; background-color: #c08060; margin-right: 5px;"></span>	3 BEDROOM
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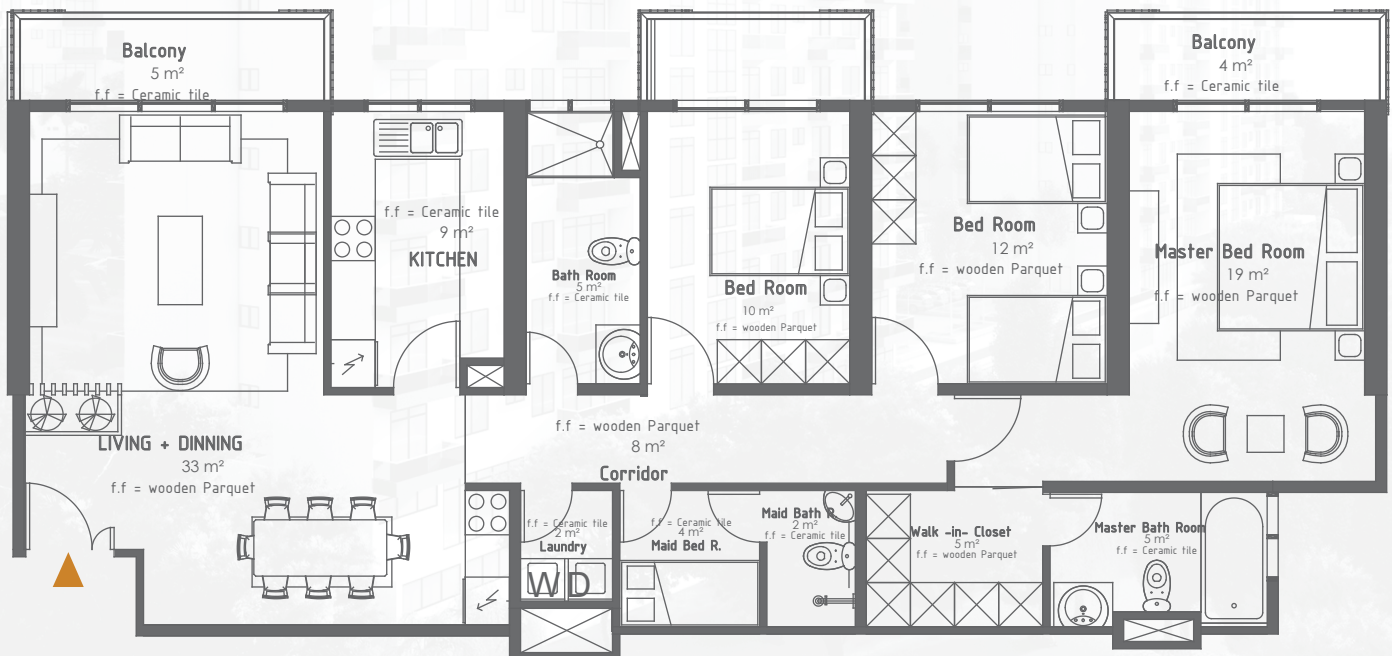
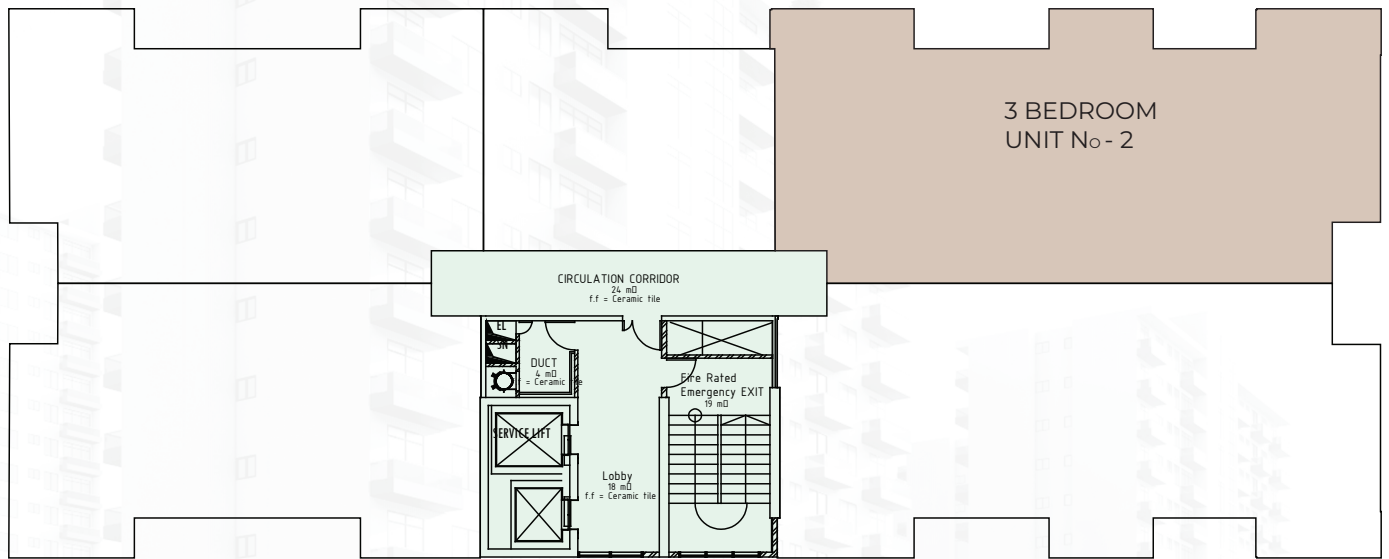


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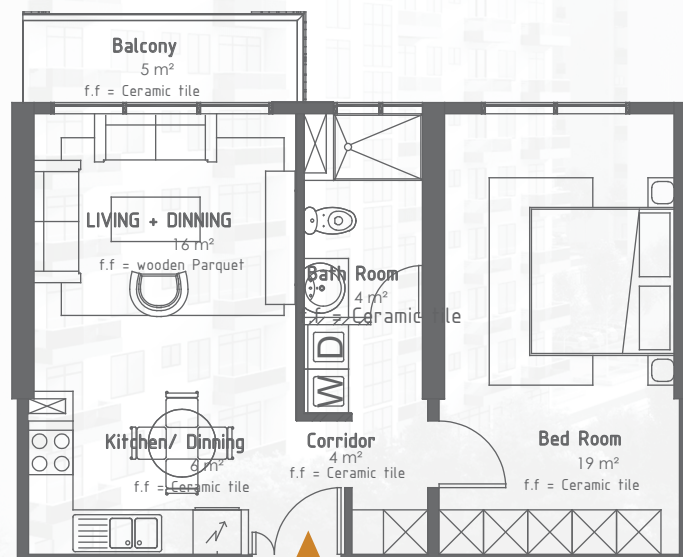
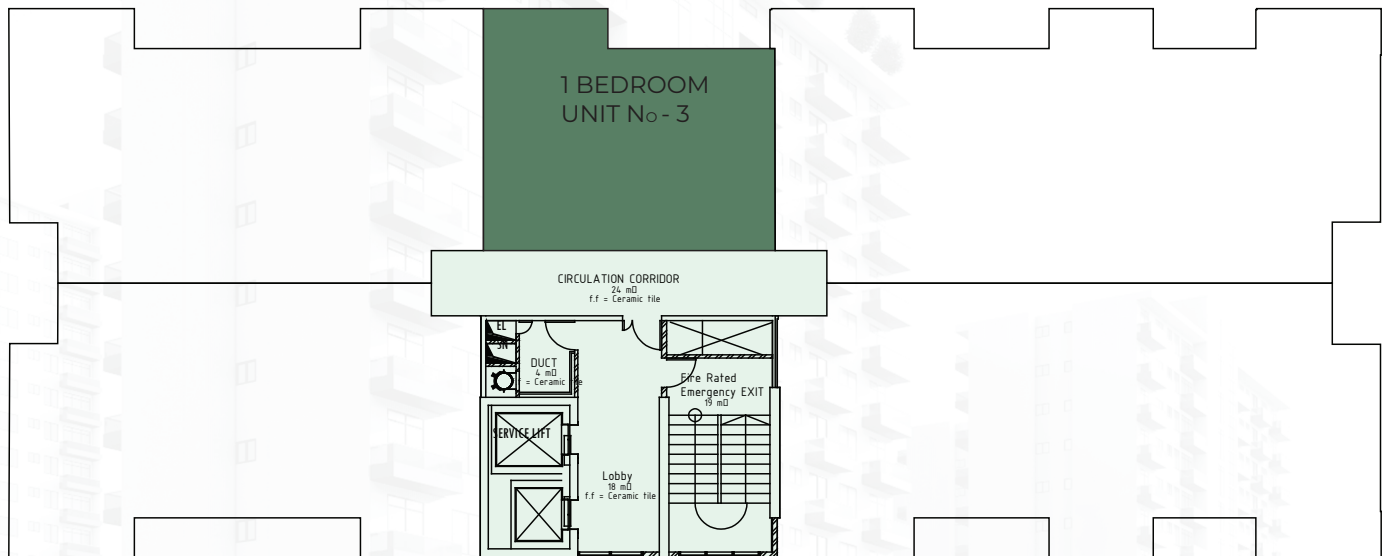


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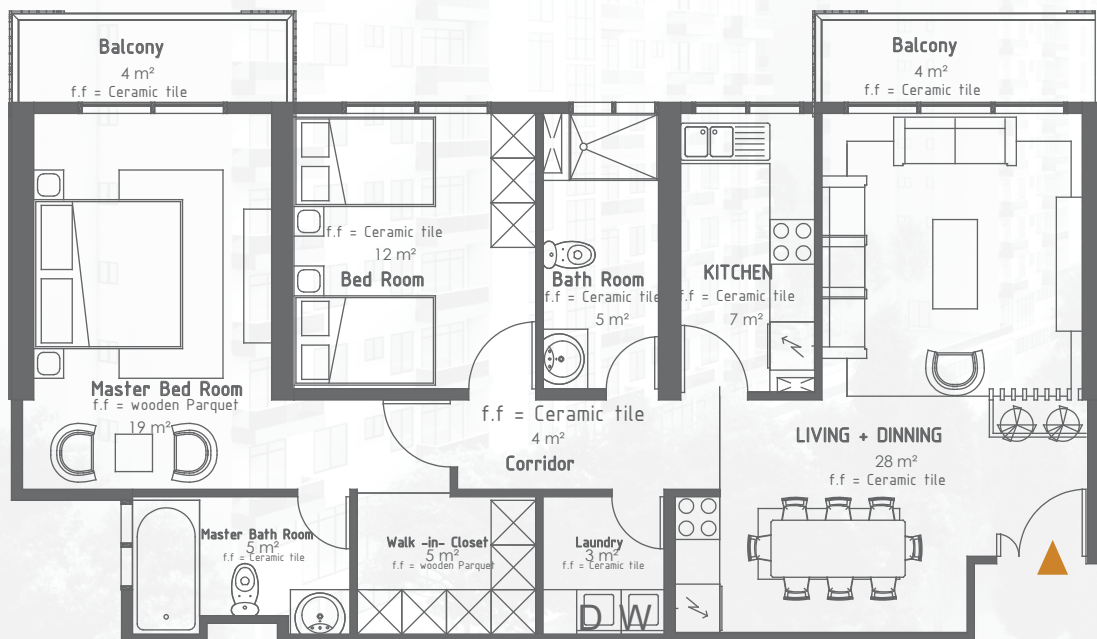
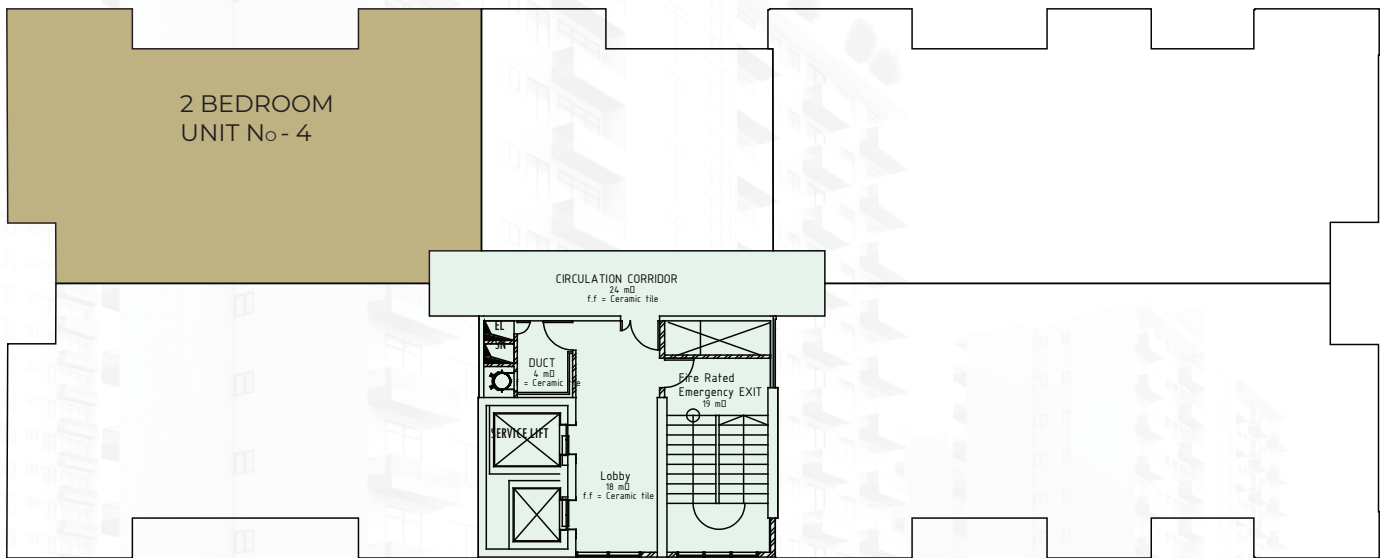


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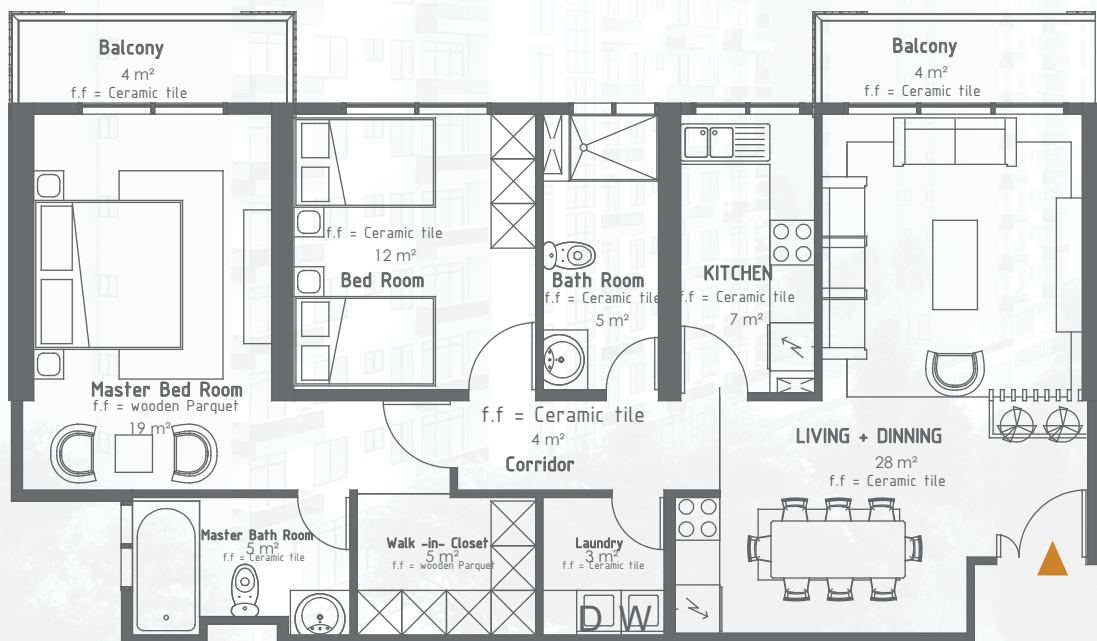
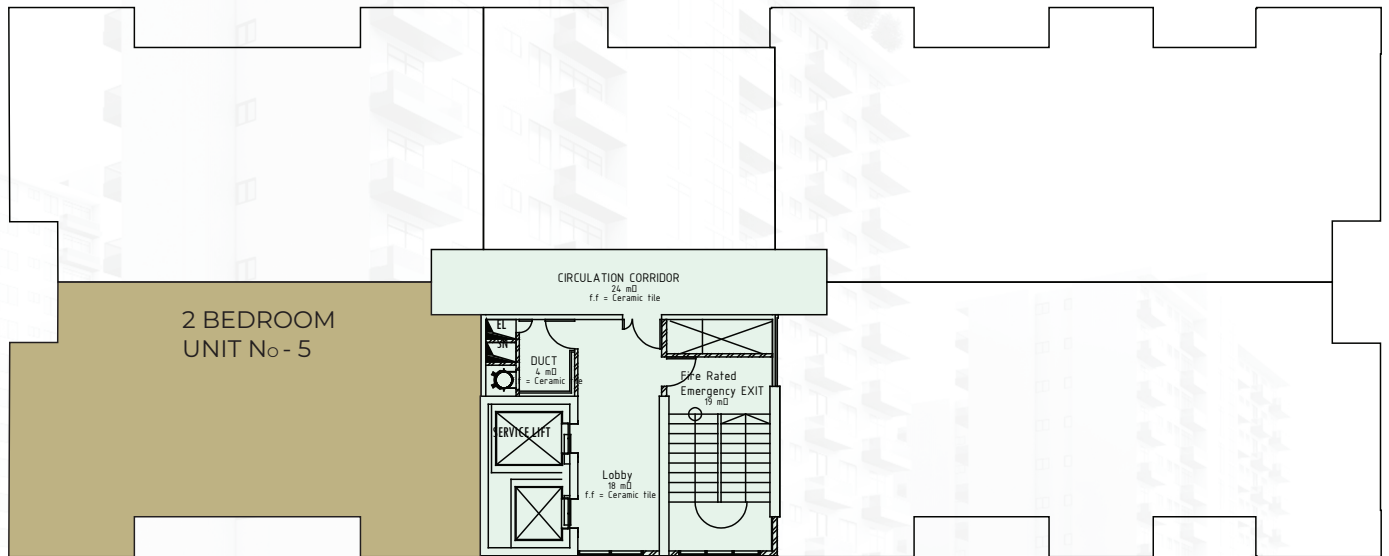


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**OVID Real Estate PLC**  
**Project Site & Sales Price List**  
***Effective From January, 2024***

N°	Project Site	N° of Floors	Units/Floor	Typology/Units			Area		Sales Price/ Sq.m (USD)	Unit Price (USD)
				Bed Room Type	Units/Per Floor	Total Units	Net Area (Sq.m) Including Wall Partitions	Total Area Including Common area & Circulation (Sq.m)		
1	Chaka Luxury Apartments Block - V	3B+G+18	18	3 Bedroom	4	72	143.58	175.17	\$ 1,600.00	280,272.00
				2 Bedroom	4	72	109.81	133.97	\$ 1,600.00	214,352.00
				1 Bedroom	2	36	60.21	73.46	\$ 1,600.00	117,536.00
				<b>Total</b>	<b>10</b>	<b>180</b>				

