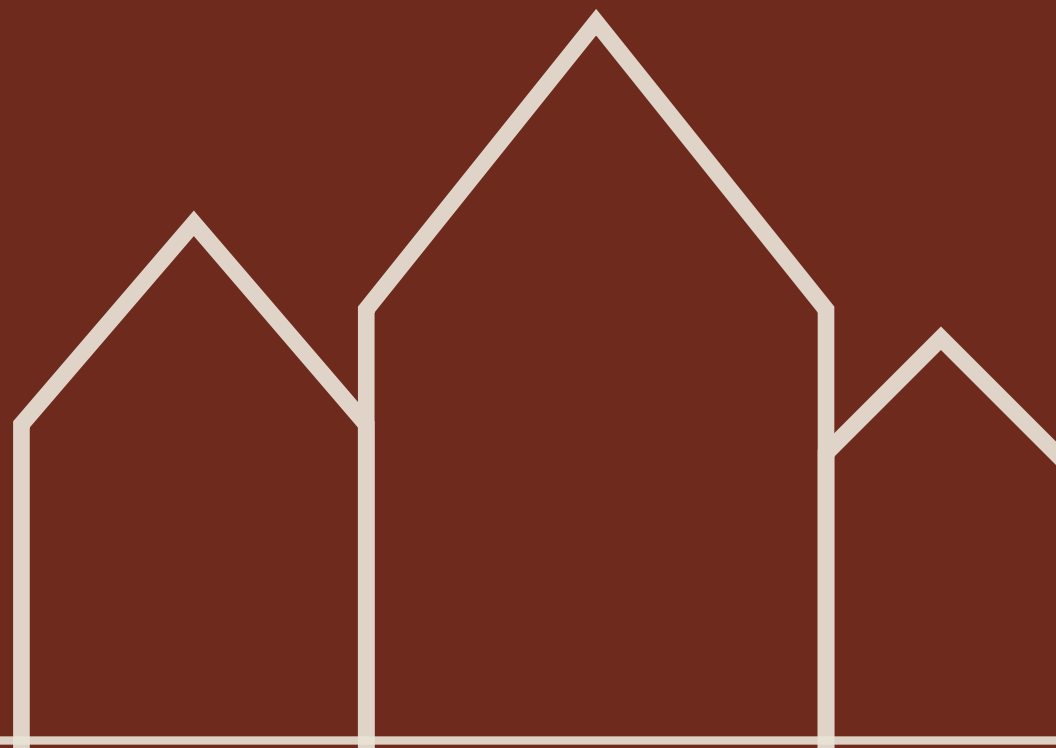




BELLEVILLE

Eight five-bedroom houses around one court ·
Katampe Road, Abuja

№ 08 · The Town · Delivered MMXXIV



A town is what an estate becomes when people move in.

Belle ville, the beautiful town. Eight houses of five bedrooms each, in two rows of four, around one paved court on Katampe Road. Built between 2023 and 2024, handed over, and lived in since. This book is not a promise. It is the record of one that was kept.



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EVERY PICTURE IN THIS BOOK IS CAPTIONED AS WHAT IT IS.
PHOTOGRAPH · DESIGN VISUALISATION · WORKING DRAWING



THE COURT, AT DUSK · DESIGN VISUALISATION

The Road

You arrive from Katampe Road. The wall, the gate, and the court beyond it, drawn at the hour the lights come on.



PLATE I • THE GATE, FROM THE ROAD

DESIGN VISUALISATION • 2026



PLATE II • THE COURT

DESIGN VISUALISATION • 2026



PLATE III • THE ROW

DESIGN VISUALISATION • 2026

DESIGN VISUALISATION



The gate, at dusk

BV-02 · KATAMPE ROAD · DRAWN FROM THE PHOTOGRAPHS OF THE BUILT GATE

I · THE ROAD

05



№ 08 · KATAMPE, ABUJA

Belleville

An estate is a promise made to strangers who will one day be neighbours.

Belleville is eight five-bedroom houses in two rows of four, facing each other across a paved court in the Katampe cadastral zone, off Katampe Road. Each house rises three floors behind its own stair tower. The tall slit window on every front is the stair. The two rows share one gate, one wall and one court.

It was built between 2023 and 2024 and handed over; the cars on the court belong to the people who live there. The pictures in this book are the design record twice over: the visualisations of 2023 the estate was built against, and the frames of 2026 drawn again from the photographs of the built houses, outside and in, in one register. One photograph is kept, of the court after dark, because a render can put a light in every window and only a household can leave one on.

COMMISSION

Estate development

Design and build

ADDRESS

Katampe Road, Katampe cadastral zone, Abuja, FCT

THE HOUSES

Eight · five bedrooms each, over three floors

PROGRAMME

2023 to 2024 · Delivered, standing, occupied

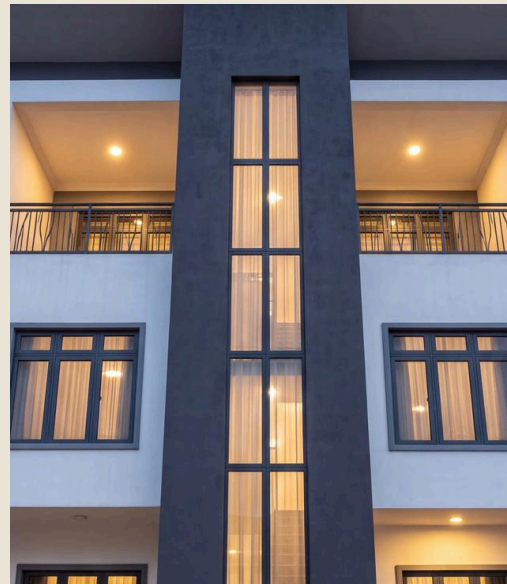


PLATE IV · THE STAIR
PIER, LOOKING UP

DESIGN
VISUALISATION

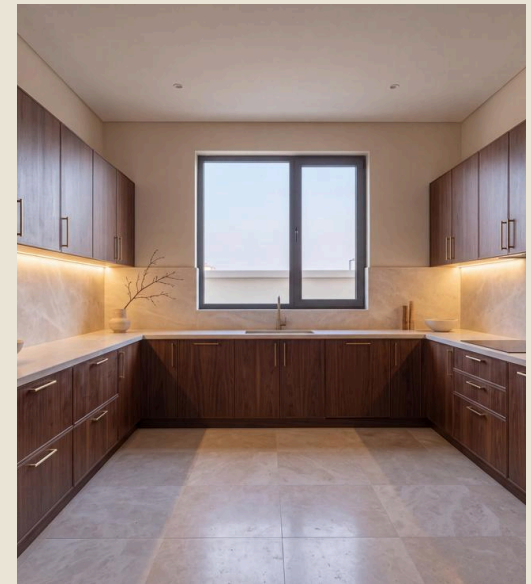


PLATE V · THE
KITCHEN

DESIGN
VISUALISATION



PLATE VI · THE FAMILY
LOUNGE

DESIGN
VISUALISATION

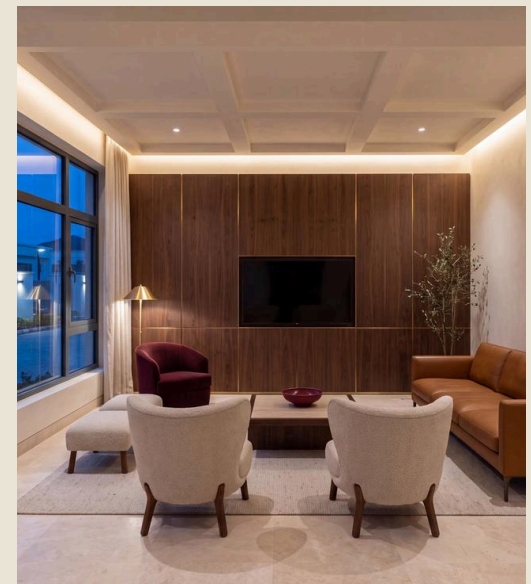


PLATE VII · THE
LIVING ROOM

DESIGN
VISUALISATION

Eight houses. One court.

Two rows of four face each other across the court, close enough that one gate serves both and far enough that the cars park between them. Every house is the same house: five bedrooms, each with its own bathroom, over three floors, behind its own stair.

Estate building is repetition, and repetition is where standards either hold or quietly die. The eighth staircase at Belleville was built like the first, which is why the drawings of 2023 and the frames of 2026 on the following pages can be printed side by side.

“The tenth staircase must be built like the first.”



PLATE VIII · THE FIRST FLOOR, FURNISHED

DESIGN VISUALISATION

8

HOUSES
FIVE BEDROOMS EACH

5

BEDROOMS PER HOUSE
EACH WITH ITS OWN BATHROOM

3

FLOORS
BEHIND ONE STAIR

2

ROWS OF FOUR
FACING EACH OTHER

1

COURT
PAVED, GATED, LIT

DESIGN VISUALISATION



CHAPTER II · AS DRAWN, AS BUILT

The court, after dark

THE COURT AS IT WAS DRAWN, LIT FOR THE NIGHT · THE PHOTOGRAPHS OF THE BUILT ESTATE FOLLOW

II · AS DRAWN, AS BUILT

DESIGN VISUALISATION



CHAPTER II · AS DRAWN, AS BUILT

The court, as drawn

DRAWN AGAIN IN 2026 FROM THE PHOTOGRAPHS OF THE BUILT HOUSES

II · AS DRAWN, AS BUILT

The drawing and the building agree.

DRAWN 2023 · THE DESIGN RECORD

DRAWN 2026 · FROM THE BUILT HOUSES



THE GATE · 2023

DESIGN VISUALISATION



THE GATE · 2026

DESIGN VISUALISATION



THE COURT · 2023

DESIGN VISUALISATION



THE COURT · 2026

DESIGN VISUALISATION

DESIGN VISUALISATION

From above

PLATE · TWO ROWS OF FOUR AROUND ONE COURT. THREE ROOFS ON ONE GROUND, WHICH IS WHAT THE MARK SAYS.

II · AS DRAWN, AS BUILT



The House

Five bedrooms over three floors, behind a stair of its own. The tall window on the front is the stair.



PLATE IX · LOOKING UP

DESIGN VISUALISATION



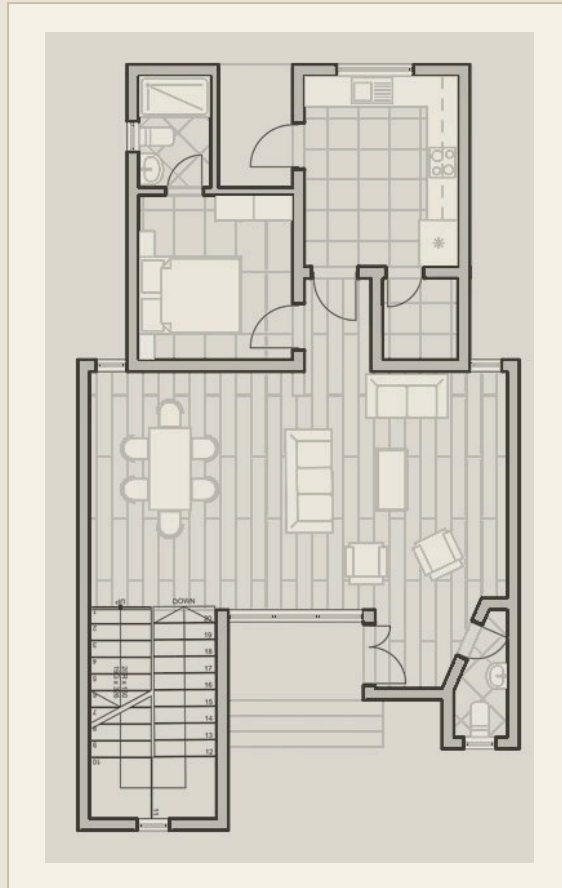
PLATE X · A BEDROOM

DESIGN VISUALISATION



PLATE XI · A BATHROOM

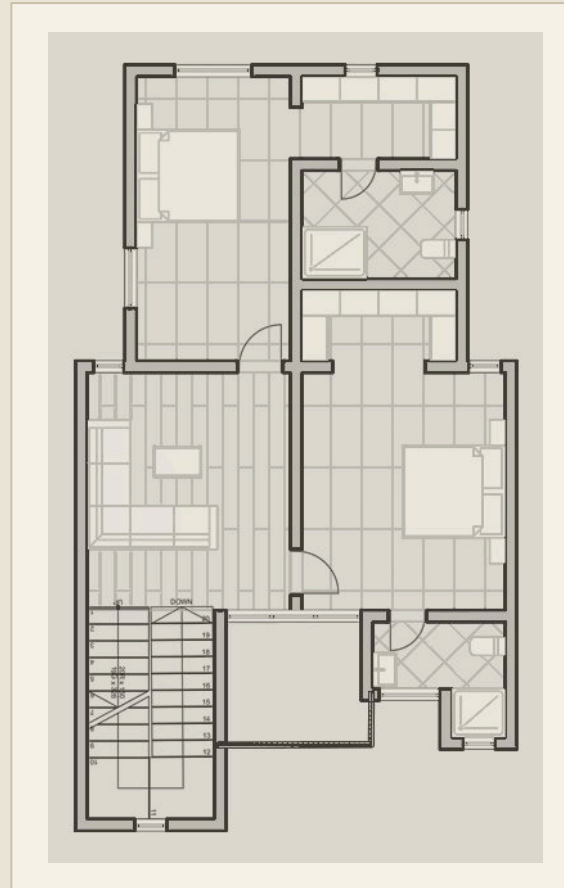
DESIGN VISUALISATION



GROUND FLOOR

The public floor.

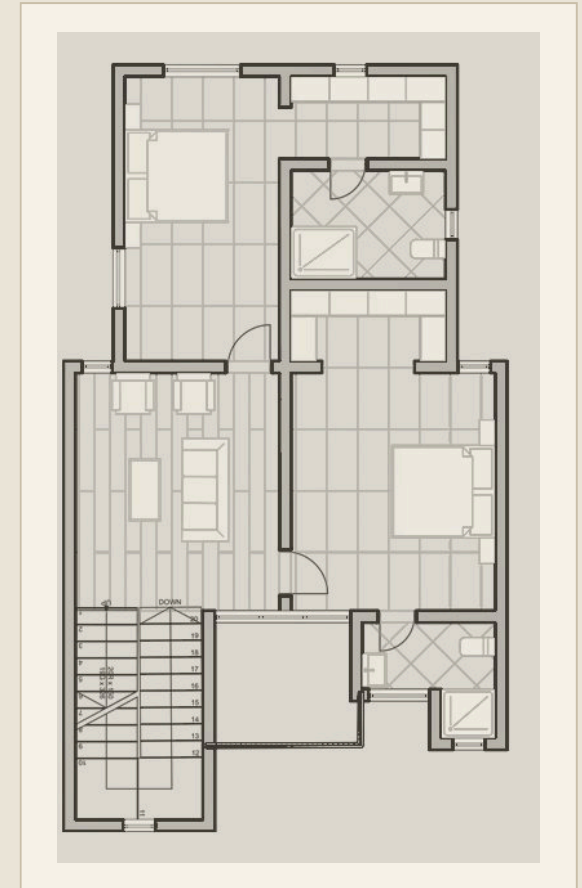
Living and dining across the width of the house, the kitchen behind, a bedroom with its own bathroom for a guest or a relative who stays, a toilet by the door, and the stair in its tower.



FIRST FLOOR

The family floor.

A lounge of its own, two bedrooms, each with its own bathroom, and a balcony to the front beside the stair.



SECOND FLOOR

The private floor.

The same again: a lounge, two bedrooms with their own bathrooms, a balcony to the front. Areas are not labelled on the drawings supplied; they follow when the architect issues them.



GROUND FLOOR · LIVING, DINING,
KITCHEN AND A BEDROOM

DESIGN
VISUALISATION



FIRST FLOOR · TWO BEDROOMS, A
LOUNGE, THE TERRACE

DESIGN
VISUALISATION

The house, furnished on paper.

The plans on the page before are the architect's. These two plates are the same two floors drawn again from above, the walls cut at waist height and every room furnished at true scale, in the register we would furnish a Belleville house in: cream travertine and plaster, dark walnut and brass, caramel leather with burgundy velvet. The ground floor is the public floor, living and dining across the width with the kitchen behind; the first floor is the family's, two bedrooms with their own bathrooms and the lounge between.

The second floor repeats the first. The houses are occupied, so these plates furnish the plan, not any one home.

GROUND FLOOR	Living 4.2 × 4.4 · Dining 4.0 × 2.7 · Kitchen 3.0 × 3.7 m
FIRST FLOOR	Master 3.0 × 5.5 · Bedroom 4.0 × 4.6 · Lounge 3.95 × 2.7 m
REGISTER	Burgundy and caramel · walnut, brass, travertine



The living room, furnished

BV-04 · 4.2 × 4.4 M · CARAMEL LEATHER, BURGUNDY VELVET, DARK WALNUT AND BRASS · DESIGN VISUALISATION, NOT A PHOTOGRAPH

Burgundy and caramel.

One register for the whole house, drawn from the plan.

The houses were handed over tiled, coffered, fitted and empty. These frames show one of them furnished, as a design visualisation and not a photograph, with the camera placed on the architect's plan: the kitchen in the morning, the master bedroom and the family lounge upstairs at dusk, the master bathroom in cream marble and walnut. Each room was drawn twice; the second study of four of them is on the pages before.

The rooms as their owners keep them are theirs to photograph. When a household agrees, the plate is made.

KITCHEN	3.0 × 3.7 m · walnut and cream marble
MASTER BEDROOM	3.0 × 5.5 m · closet and bathroom
FAMILY LOUNGE	3.95 × 2.7 m · beside the terrace



BV-05 · THE KITCHEN,
MORNING

DESIGN
VISUALISATION



BV-06 · THE MASTER
BEDROOM

DESIGN
VISUALISATION



BV-07 · THE FAMILY
LOUNGE

DESIGN
VISUALISATION



BV-08 · THE MASTER
BATHROOM

DESIGN
VISUALISATION

DESIGN VISUALISATION

The master bedroom

BV-06 · 3.0 × 5.5 M · CARAMEL LEATHER, DARK WALNUT AND BRASS, A BURGUNDY THROW · DESIGN VISUALISATION, NOT A PHOTOGRAPH

IV · INSIDE

Drawn before the first slab.

These four frames are the design record of 2023: the estate at night as the architect promised it, before the first slab was poured. The lamps on the walls, the slot of the stair window, the planters along the court. Hold them against the photograph on page eight, taken from the same court two years after handover. They asked for the same lamps on the same walls, and the walls got them.

A render can put a light in every window. Only a household can leave one on.

DRAWN	2023 · the design record
BUILT	2023 to 2024 · handed over
PHOTOGRAPHED	July 2026 · page eight



AFTER DARK · THE COURT
DESIGN VISUALISATION · 2023



AFTER DARK · BEHIND THE TREES
DESIGN VISUALISATION · 2023



AFTER DARK · TWO FRONTS
DESIGN VISUALISATION · 2023



AFTER DARK · THE GATE
DESIGN VISUALISATION · 2023

From blockwork to a lit court.

A site is documented as it goes, not reconstructed afterwards. The record below runs from the first blockwork on Katampe Road to the court as it stands today. The photographs of each stage are kept, dated, and shown to anyone who asks.

2023	Works begin on Katampe Road Blockwork rising on the first block, the second already rendered
2024	Rows complete, court paved, handed over Record photographs, and the certificate of completion
NOV 2025	A listing film walks a finished house Tiled, coffered, fitted, empty
AUG 2026	Occupied. The sign at the gate still reads Still Selling The frames of 2026 drawn from the photographs
NEXT	The remaining houses, and a set of plates made with the owners' permission



RECORD · THE ROW, 2026

DESIGN VISUALISATION

DRAWINGS	ARCON set · one house over three floors Ground, first and second floor, issued with the contract
SUPERVISION	COREN registered engineer, all stages
CERTIFICATE	Issued with the keys, 2024

Built to the Temple Standard.

Belleville was built under the five articles that govern every Smart Temple site, and its houses were handed over with the certificate the fifth article promises. In brief:

I The blockwork is checked twice.

Once by the mason, once by an engineer who signs for it, at course three, not at the ring beam.

II The concrete cures its full twenty one days.

Concrete is the one material you cannot uninstall. The rain that delays a programme also cures it.

III Three inspections before any pour.

Formwork. Steel. Services. Then concrete, with the record in the project file.

IV An engineer signs every stage.

A named, COREN registered engineer with the authority to stop the job.

V The keys come with a certificate.

What cured, who checked, who signed. The project file goes home with the keys.



PLATE XII • THE GATE, DRAWN

DESIGN VISUALISATION

WHAT A BELLEVILLE HOUSE COMES WITH

- The certificate of completion
- The inspection record
- The as-built drawings
- The engineer's name
- The material schedule
- A number that is answered

To walk the court, open a finished house, or ask for one of the remaining units.

WRITE

+234 703 862 6616 · WhatsApp and calls

+234 805 634 4711 · WhatsApp and calls · the number on the gate

VISIT

Suite B8, AMAC Plaza

No. 2 Nanka Close, off Sultan Abubakar Way

Zone 3, Wuse, Abuja

HOURS

Monday to Saturday · 08:00 to 18:30

ONLINE

smarttemplenigeria.com/projects/belleville-estate

@smarttemple.ng · Instagram · X · Facebook · LinkedIn



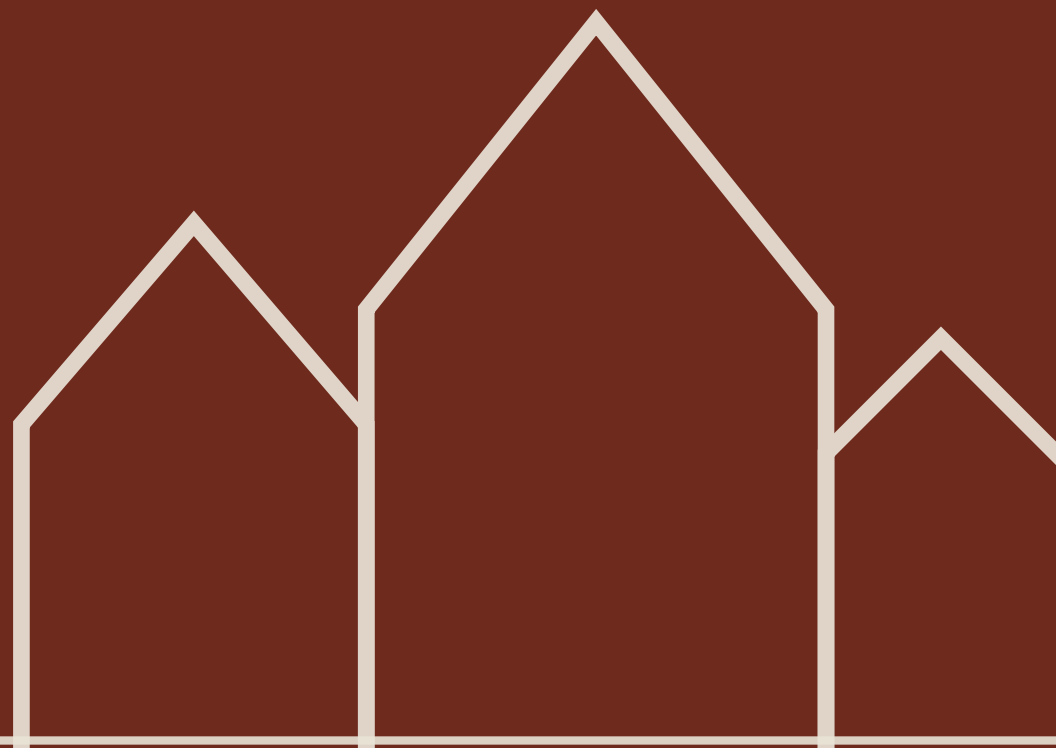
How to begin

- 01 Write on WhatsApp with the day you would like to walk the court. Units remain for sale at the time of this edition.
- 02 We open a finished house and walk it with you, drawings in hand. Bring anyone you trust.
- 03 The paper: the unit, the price, and the certificate of completion that already exists for it. Nothing is signed on the day.



We build what remains.

BELLEVILLE • P 08 • THE TOWN • SMART TEMPLE NIGERIA LTD • RC 1734963



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BELLEVILLE • PROJECT BROCHURE • 2026 EDITION
DESIGNED BY BRANDIUM LAB