

Proforma Applicable Pricing Supplement is hereby amended as follows:



LEKKI GARDENS ESTATE LIMITED RC:1059825

Issue of ₦2,074,175,000.00 Series 4 Tranche A Under its ₦25,000,000,000 Commercial Paper Issuance Programme

This Pricing Supplement must be read in conjunction with the Programme Memorandum dated June 22, 2022 prepared by Boston Advisory Limited on behalf of Lekki Gardens Estate Limited in connection with its ₦25,000,000,000 Commercial Paper Issuance Programme, as amended and/or supplemented from time to time (the "Programme Memorandum").

Any capitalised terms not defined in this Pricing Supplement shall have the meanings ascribed to them in the Programme Memorandum.

This document constitutes the Pricing Supplement relating to the issue of Commercial Paper Notes ("CP Notes" or the "Notes") described herein. The Notes described herein are issued on and subject to the Terms and Conditions as amended and/or supplemented by the Terms and Conditions contained in this Applicable Pricing Supplement. To the extent that there is any conflict or inconsistency between the contents of this Pricing Supplement and the Programme Memorandum, the provisions of this Pricing Supplement shall prevail.

This document has been prepared in accordance with the Central Bank of Nigeria Guidelines on the Issuance and Treatment of Bankers Acceptances and Commercial Paper, issued on 18 November 2009, and the CBN circular to all deposit money banks and discount houses dated 12 July 2016 on Mandatory Registration and Listing of Commercial Papers (together with the "CBN Guidelines") and the FMDQ Exchange Commercial Paper Registration and Quotation Rules (the "Rules") in force from time to time. The document is not required to be registered with the Nigerian Exchange Limited ("NGX") or the Securities and Exchange Commission ("SEC"). This document is important and should be read carefully. If any recipient is in any doubt about its contents or the actions to be taken, such recipient should consult his/her Banker, Stockbroker, Accountant, Solicitor, or any other professional adviser for guidance immediately.

ARRANGERS / ISSUING AND PLACING AGENTS



COLLECTING AND PAYING AGENT



THIS PRICING SUPPLEMENT IS DATED MAY 28, 2025.

PARTIES

Issuer	Lekki Gardens Estate Limited
Arrangers, Issuing & Placing Agents	Pathway Advisors Limited Boston Advisory Limited FirstCap Limited FSDH Capital Limited
Financial Adviser	Pathway Advisors Limited
Collecting and Paying Agent	Keystone Bank Limited
Sponsor to the Registration on FMDQ Exchange	Boston Advisory Limited
Co-Sponsors to the Registration on FMDQ Exchange	Pathway Advisors Limited FirstCap Limited FSDH Capital Limited
Auditor	SIAO Partners
Solicitors	TOLG Advisors
Central Securities Depository	FMDQ Depository Limited

PROVISIONS RELATING TO THE NOTE

Series Number	4
Tranche	A
Programme Size	₦25,000,000,000
Issued and Outstanding at the date of this Pricing Supplement	₦4,307,511,000.00
Face Value	₦2,074,175,000.00
Discounted Value	₦1,718,280,219.80
Nominal Amount Per Note	₦1000
Tenor	270 Days
Issue Date	23 rd May, 2025
Maturity Date	17 th February, 2026
Final Redemption Amount	₦2,074,175,000.00
Minimum Subscription	Minimum of ₦5,000,000.00 and multiples of ₦1,000.00 thereafter
Specified Currency	Nigeria Naira (₦)
Status of Notes	Each Note constitutes a direct, unconditional, unsubordinated and secured obligation of the Issuer and the Notes rank <i>pari passu</i> among themselves and, save for certain debts preferred by law, <i>pari passu</i> with all other present and future secured and unsubordinated obligations of the Issuer outstanding from time to time
Sale Restriction	The issuance, sale and transfer of CPs issued under the Programme is restricted to Qualified Institutional Investors as defined in the FMDQ Exchange Commercial Paper Registration and Quotation Rules.
Form of Notes	Uncertificated
Quotation	FMDQ Securities Exchange Limited
Taxation	Please refer to the 'Tax Consideration' section in the Programme Memorandum
Method of Offer	Fixed Price Offer
Use of Proceeds	Working Capital
Source of Repayment	Operating cashflow of the company
Book Closed Period	3 rd February, 2026

ZERO COUPON NOTES

Discount Rate	23.1956%
Implied Yield	28.0000%
Any Other Formula or Basis for	$PV = FV \times (1 - (DR \times \text{actual number of days in a year}))$

Determining Amount(S) Payable	
Day Count Fraction	Actual/ Actual (actual number of days in a month and actual number of days in a year)
Business Day Convention	Any day except Saturdays, Sundays and public holidays declared by the Federal Government of Nigeria on which banks are open for business in Nigeria
PROVISION REGARDING REDEMPTION	
Redemption/Payment Basis	Redemption at par
Issuer's Early Redemption	Not Applicable
Issuer's Optional Redemption	Not Applicable
Other Terms Applicable on Redemption	Not Applicable
Offer Opens	15 th May 2025
Offer Closes	22 nd May 2025
Allotment Date	22 nd May 2025
Notification of Allotment	22 nd May 2025
Settlement Date	23 rd May 2025
Details of Bank Account to Which Payments Are to be Made in Respect of the Notes	Bank: Keystone Bank Limited Account Name: Lekki Gardens Estate Limited Account Number: 1012612847
Settlement Procedure and Settlement Instruction	Purchases will be settled via direct debit, electronic funds transfer (NIBBS, NEFT, RTGS, etc.)
Issuer Rating	Short Term Rating "A2", Long term Rating "BBB+" by GCR

MATERIAL ADVERSE CHANGE STATEMENT

Except as disclosed in this document, there has been no Material Adverse Change in the financial position or prospects of the Issuer since the December 31, 2023 audited accounts.

RESPONSIBILITY

The Issuer and its Board of Directors accept responsibility for the information contained in this Pricing Supplement which, when read together with the Programme Memorandum and supplemental Programme Memorandum, if any, contains all information that is material in the context of the issue of the Notes.

Signed on this 28th day of May 2025.

For and on behalf of Lekki Gardens Estate Limited.



Name: **Olusola Nyong**

Capacity: Director

Who warrants his/her authority hereto



Name: **Christiana Amida**

Capacity: Director

Who warrants his/her authority here