HAMPTON GROVE

BY PRARCTIS

📍 KAURA, ABUJA

PRARCTIS

WHO WE ARE

Prarctis is a multidisciplinary brand delivering integrated solutions across Architecture, Construction, and Real Estate. Built on the principles of Accountability, Reliability, and Client-Centricity, Prarctis is driven by a commitment to excellence through discipline, consistency, and continuous refinement.

Prarctis Real Estate is the real estate division of the Prarctis brand, committed to delivering thoughtfully planned developments and investment opportunities that meet the evolving needs of homeowners, investors, and communities.

Mission
To deliver exceptional design, construction and real-estate solutions, exceeding stakeholder expectations while upholding the highest industry standards.

Vision
To establish ourselves as a leading brand in the development of remarkable living environments, through innovative solutions, creativity, quality craftsmanship, and cutting-edge practices.





THE ADDRESS WHERE LIFE
COMES TOGETHER

PRARCTIS

HAMPTON GROVE

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Hampton Grove is a thoughtfully planned mixed-use development created for people who seek more from where they live—more convenience, more opportunity, and more value.

Strategically located in Kaura, Abuja, the development brings together contemporary residences and a vibrant commercial destination, creating a community where living, business, and leisure coexist seamlessly.

Designed with a focus on accessibility, functionality, and long-term growth, Hampton Grove offers an environment that balances modern architecture with everyday comfort, making it an address built for today and positioned for tomorrow.







THE SMART MOVE, PERFECTLY PLACED

Set in Kaura District, Abuja, Hampton Grove places you in a location that quietly does the most—connected when you need it, calm when you don't. Known as a well-developed residential area and everyday conveniences nearby, Kaura offers that rare balance: accessibility without the constant rush.

It's the kind of address that makes life flow better; work, weekends, and everything in between.

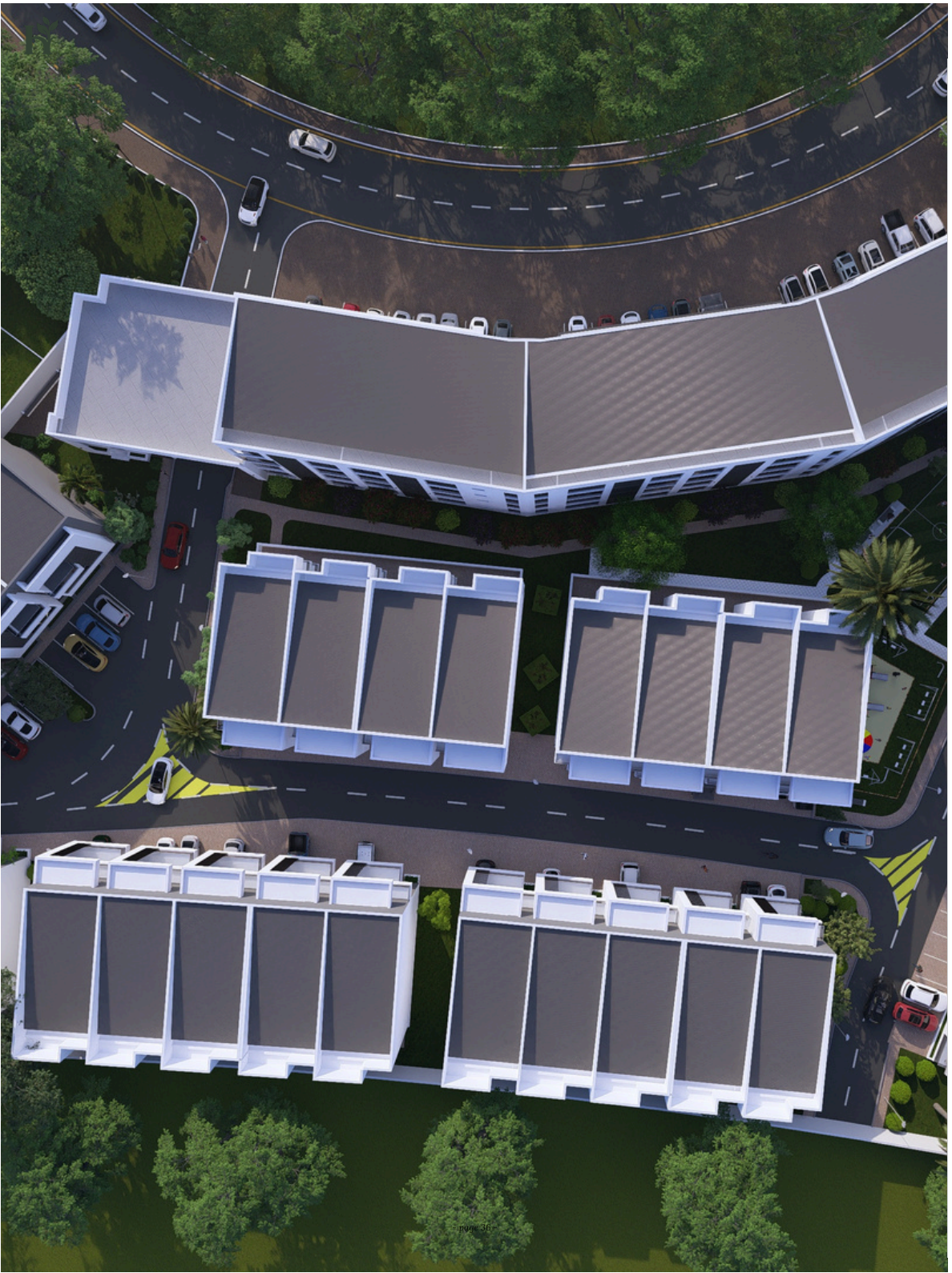
39MINS
ABUJA INTERNATIONAL AIRPORT

14MINS
CENTRAL BUSINESS DISTRICT

7MINS
TOP UNIVERSITIES

11MINS
AMUSEMENT PARK

6MINS
WORLD CLASS HOSPITALS



AN ADDRESS DESIGNED FOR DIVERSE LIFESTYLES

Hampton Grove was designed to accommodate a variety of lifestyles through multiple residential offerings, each with its own character, functionality, and spatial experience.

4	23	16
units of 5-bedroom apartments	units of 4-bedroom apartments	units of 3-bedroom apartments



SUPPORTING A CONNECTED COMMUNITY

The inclusion of commercial and lifestyle spaces within Hampton Grove adds another layer of convenience and accessibility to the development.

The entrance sets the tone, grand, secure, and welcoming. It's love at first drive-in. The shopping galleria brings daily essentials within reach, featuring multiple lettable spaces, service areas, and a community masjid.

Designed to offer ease, safety, and everyday functionality from the moment you arrive.

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A DEVELOPMENT DESIGNED WITH STRATEGY

The vision behind Hampton Grove is rooted in intelligent planning and long-term value.

Every aspect of the development has been carefully considered, from infrastructure and circulation to residential layouts and commercial integration, to create a community that functions seamlessly today while remaining adaptable for the future.

By combining thoughtful design, strategic location, and mixed-use convenience, Hampton Grove offers a development experience defined by efficiency, accessibility, and enduring appeal.





The Galleria

The Galleria at Hampton Grove was intentionally integrated to complement the residential experience while enhancing everyday convenience.

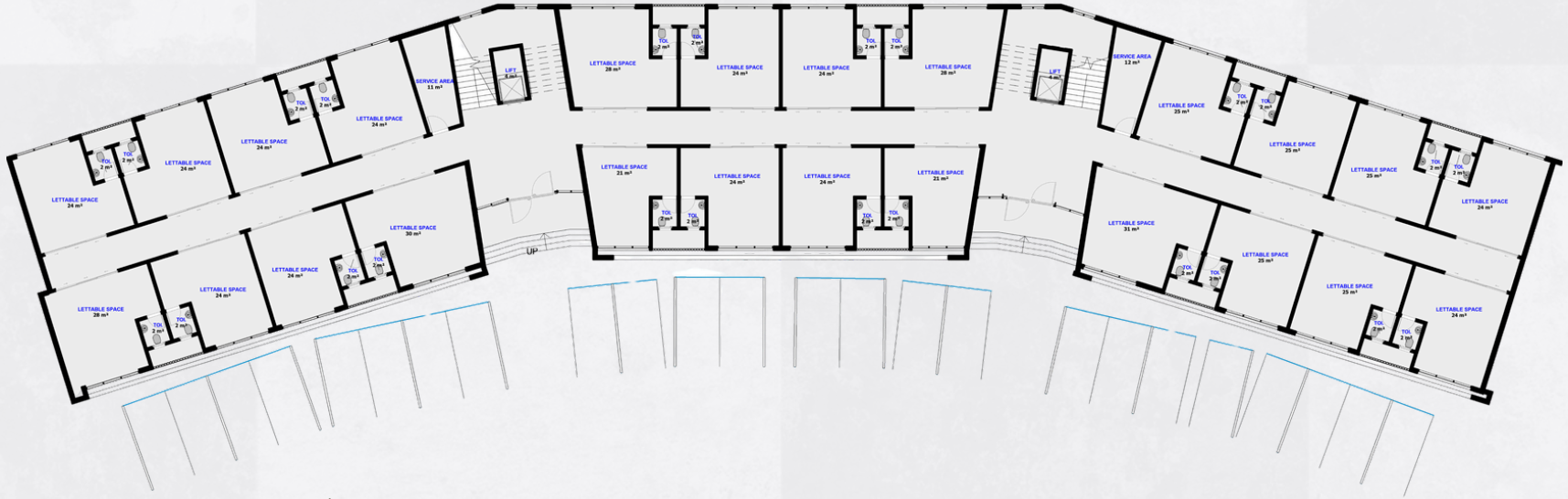
Planned to accommodate retail, wellness, dining, professional services, and lifestyle-driven businesses, the commercial spaces create a vibrant ecosystem that supports modern urban living.







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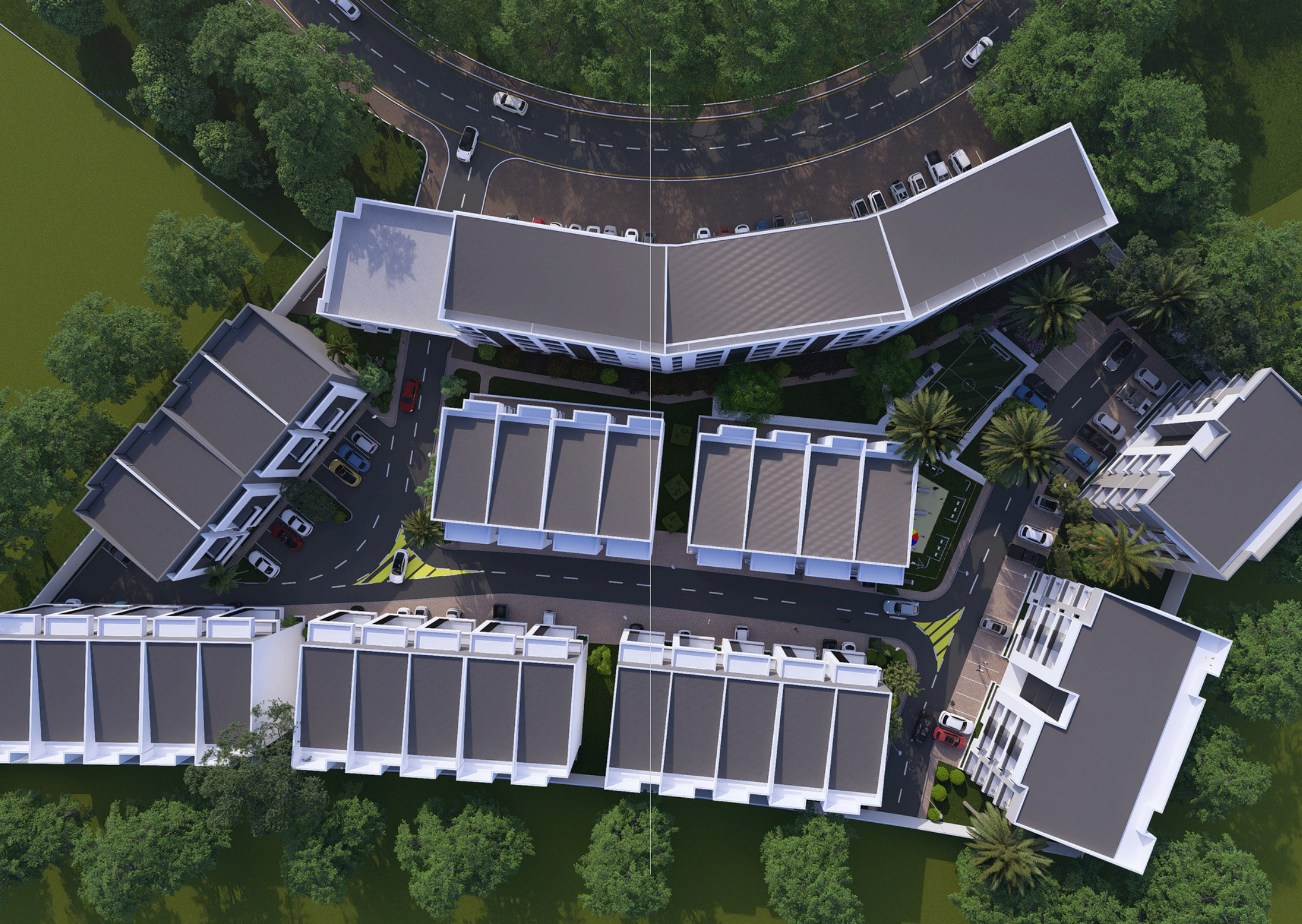


ELEVATOR ACCESS

DEDICATED PARKING SPACE

FULLY EN-SUITE

EFFICIENT SPACE PLANNING





EAGLE

5 BEDROOM TOWNHOUSES

Eagle is a 5-bedroom townhouse designed around the principles of strength, clarity, and intelligent planning.

Inspired by the eagle's commanding presence and precise nature, this home emphasises structure over excess and intention over ornament. The result is a residence that feels composed, reliable, and thoughtfully arranged.

The design prioritises defined living zones that support both family interaction and privacy, balanced proportions across all floors, and a layout that enhances functionality and long-term livability.

Eagle reflects a home that knows its purpose — one that supports everyday living while standing confidently within the Hampton Grove development.

- GRAND LIVING AND DINING SPACE
- ENSUITE DOMESTIC QUARTERS
- MULTIPLE BALCONIES
- PRIVATE GYM
- FAMILY LOUNGE
- SEAMLESS 3-FLOOR FLOW



GROUND FLOOR

109 SQM



FIRST FLOOR

131 SQM



SECOND FLOOR

133 SQM



FALCON

4 BEDROOM TOWNHOUSES

Falcon is a 4-bedroom townhouse conceived with a focus on practicality, balance, and purposeful design.

Drawing from the falcon's speed and control, the home is shaped by efficiency and thoughtful decision-making rather than excess. This approach results in a residence that feels refined, adaptable, and well-resolved.

The internal planning centres on spaces that are clearly defined yet fluid in use, allowing the home to comfortably support daily routines while accommodating change over time. Proportions are carefully managed across each level to ensure comfort, ease of movement, and a sense of cohesion throughout the townhouse.

Falcon represents a modern home designed with intention, responsive to the needs of its residents.

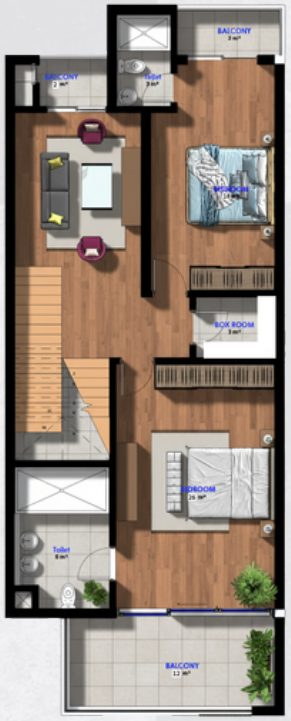
- SPACIOUS LIVING & DINING AREA
- ENSUITE BEDROOMS
- MULTIPLE BALCONIES
- WALK-IN CLOSETS
- FAMILY LOUNGE
- SEAMLESS 3-FLOOR FLOW





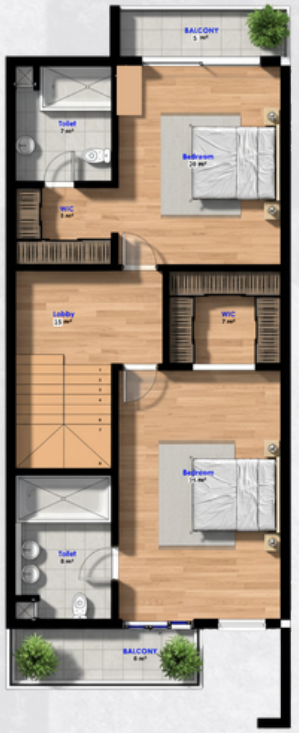
GROUND FLOOR

109 SQM



FIRST FLOOR

131 SQM



SECOND FLOOR

133 SQM





ROBIN

3 BEDROOM APARTMENTS

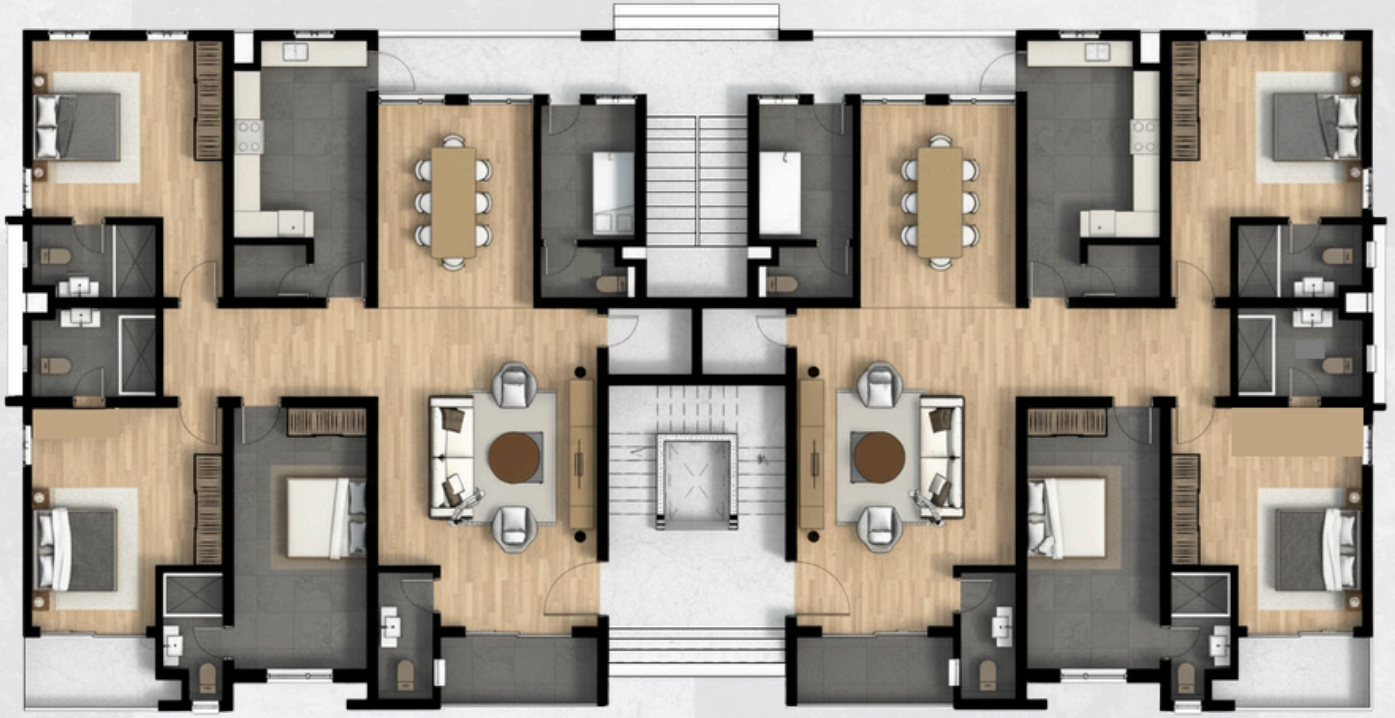
Robin is a 3-bedroom apartment designed with a focus on functionality, comfort, and thoughtful living.

Drawing inspiration from the robin's agility and attentiveness, the home emphasizes practicality and intelligent use of space, avoiding unnecessary complexity. This results in a residence that feels inviting, versatile, and purposefully arranged.

The internal layout prioritizes rooms that are distinct yet adaptable, allowing everyday life to flow smoothly while offering flexibility for future needs. Dimensions and proportions are carefully considered across each area to ensure ease of movement, comfort, and a harmonious sense of balance throughout the apartment.

Robin embodies a modern home created with intention — responsive to the lifestyle of its residents and seamlessly integrated into the Hampton Grove community.

- LARGE LIVING AREA
- ENSUITE BEDROOMS
- STORAGE ROOM
- DOMESTIC QUARTERS
- DEDICATED DINING SPACE
- FUNCTIONAL KITCHEN LAYOUT



Ground Floor	Upper Floors
207 sqm	232 sqm





A fully walkable, integrated community that keeps everything close

Long-term rental income potential supported by strong urban growth



High commercial demand in a fast-developing location

Optimized green areas



DISCLAIMER

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