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Real Estate Dispute Resolution

In Lagos, Nigeria, real estate dispute resolution is governed by various laws and regulations. Here are some key aspects of real estate dispute resolution laws in Lagos:

Lagos State Tenancy Law 2011:

The Lagos State Tenancy Law provides a framework for resolving disputes between landlords and tenants in Lagos. It sets out procedures and mechanisms for addressing issues such as non-payment of rent, illegal eviction, breach of tenancy agreements, and property maintenance disputes.

The law encourages parties to attempt mediation or negotiation before resorting to litigation.

Lagos Multi-Door Courthouse (LMDC):

The Lagos Multi-Door Courthouse is an alternative dispute resolution (ADR) center established by the Lagos State government. It provides mediation and arbitration services for various types of disputes, including real estate matters.

Parties involved in a real estate dispute can opt for mediation or arbitration through the LMDC to resolve their issues in a non-adversarial and collaborative manner.

Lagos State Real Estate Transaction Regulatory Authority Law 2012:

The Lagos State Real Estate Transaction Regulatory Authority (LASRERA) regulates real estate transactions in Lagos. It has the power to resolve disputes arising from real estate transactions and enforce compliance with ethical and professional standards in the industry.

LASRERA may mediate disputes, conduct investigations, and take disciplinary actions against real estate professionals found to be in violation of regulations.

Court Proceedings:

In cases where alternative dispute resolution methods are unsuccessful or not suitable, parties can resort to litigation through the appropriate courts in Lagos. Real estate disputes may be heard in the Magistrate Courts, High Court, or specialized courts like the Lands Tribunal or Rent Tribunals.

Legal Representation:

Parties involved in real estate disputes are generally advised to seek legal representation. Real estate lawyers specializing in property law can provide guidance, advocate for their clients' interests, and navigate the legal proceedings.

Documentation and Evidence:

To support their case in real estate dispute resolution, parties should gather and present relevant documentation and evidence. This may include lease agreements, correspondence, payment receipts, property title deeds, photographs, inspection reports, or any other evidence that substantiates their claims or defenses.

It's important to note that real estate dispute resolution in Lagos, Nigeria, can involve a range of issues and complexities. It is advisable to consult with legal professionals who specialize in property law and have experience in handling real estate disputes in Lagos to ensure proper guidance and representation throughout the resolution process.