

The 2025 Lagos Property Investment Blueprint for Nigerians Abroad

By

CLUXE PROPERTIES AND HOMES



Dear Investor,

Lagos isn't just Nigeria's commercial hub—it's Africa's fastest-growing real estate market. Every year, more Nigerians abroad send billions back home, and a large portion of that goes into property.

But here's the truth: while Lagos offers massive opportunities, it also comes with risks; land scams, hidden costs, and poor guidance.

That's why we created this blueprint. In just a few pages, you'll see where the real opportunities are in 2025, what to avoid, and how to invest safely even if you're abroad.

—The Cluxe Properties and Homes Team

Why Lagos Real estate in 2025?



- **Massive Demand:** Over 20M residents, with thousands moving in daily. Housing demand far outweighs supply.
- **Appreciation:** Land and house values in prime areas grow 10–30% yearly.
- **Diaspora Advantage:** With foreign income, you can buy stronger assets and hedge against inflation.
- **Mega Projects Boosting Growth:**
 - Lekki Deep Sea Port
 - Dangote Refinery
 - 4th Mainland Bridge
 - New estates & road expansions

Simply put: buying in Lagos today means holding an appreciating asset in a market that never sleeps.



Hotspot Areas for Investment in Lagos

1. Ikoyi & Victoria Island

- Luxury apartments & commercial spaces.
- High rental income from corporates & expats.

2. Lekki Phase 1 & 2

- Young professionals & families.
- Shortlet goldmine (Airbnb-ready).

3. Ajah & Sangotedo

- Affordable housing communities.
- Great for first-time buyers.

4. Ibeju-Lekki (Emerging Zone)

- Land banking opportunity.
- Proximity to Dangote Refinery & Free Trade Zone.

Types of Properties in Lagos to Buy

LAND

Ideal for investors looking for appreciation or future development in fast-growing areas like Ibeju-Lekki.

OFF-PLAN HOMES

Buy at today's price and watch the value grow before completion. Perfect for smart, long-term investors.

COMPLETED HOMES

Move-in ready properties in prime Lagos neighborhoods. Great for families and rental income.

SHORTLETS (AIRBNB UNITS)

Furnished apartments with strong rental demand from tourists, expats, and business travelers.

Mistakes to Avoid as a Diaspora Buyer



- Buying without document verification.
- Relying on **relatives alone** for property purchase.
- Ignoring **hidden costs** (survey, governor's consent, service charges).
- Falling for “**omo onile**” (land grabbers) scams.



How to Stay Safe When Investing from Abroad

Here's how to protect yourself and your investment:

- **Avoid Unverified Agents**
- **Always Verify Documents**
- **Insist on Receipts & Agreements**
- **Don't Rush Into Deals**
- **Work with a Reliable Contact on Ground:** If you can't be physically present, appoint someone you trust or a reputable agency like **CLUXE PROPERTIES AND HOMES** to inspect and oversee the process.

At Cluxe Properties and Homes, we help Nigerians abroad and locally secure verified properties in Lagos; without stress, scams, or regrets.

Whether you're looking to buy land, invest in a shortlet, or get management services, we guide you through every step.

Book a consultation with us today.

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