

ABSTRACT

The Study Investigates declining housing quality and poor residential neighborhood derived from rapid urban growth and expansion in a peripheral informal settlement of Lagos, Nigeria. Its main objectives were to establish the relationship between housing quality and housing aspirations with its implications for neighborhood revitalization. The study motivated by an effort to practically address the housing problem for the low income group is premised on the need and new urbanism theories, as well as urban livability and housing habitability concept. Data were sourced primarily and secondarily. Data analysis based on 200 completed questionnaires measuring housing aspiration and willingness to participate in revitalization scheme. Calculated RSI **2.56** values showed poor housing quality. Analyzed digitized Google map shows the extent, trend and pattern of development in the study area. The study recommended flexibility of land ownership processing and revitalization complemented by PPP arrangement for securing better future housing for the resident.