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SUPREME COURT

Due Diligence or Disqualification? Supreme Court Reinforces Responsibility for Property Buyers

Sheikh Rayees • November 26, 2024

PUBLISHED REPORT

The Supreme Court has ruled that individuals purchasing immovable property must conduct thorough inquiries into the title and possession of the property to claim protection as "bona fide purchasers" under Section 19(b) of the Specific Relief Act, 1963. This ruling underscores the necessity of due diligence in property transactions, disqualifying subsequent buyers who neglect to verify the rights of current possessors. The decision arose from a dispute involving an oral...

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