

Solución Urbana

LEGAL ADVISORY · CONSULTING

Experts in urban law, real estate and land management in Colombia.

MORE THAN

20 años

OF EXPERIENCE



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EMAIL

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WEB

www.solucionurbana.com.co

CITY

Bogotá, Colombia

WHO WE ARE

20

años of experience

Comprehensive real estate legal solutions

At Solución Urbana Legal Advisory – Consulting SAS, we are dedicated to advising, accompanying, managing and resolving diverse situations related to real estate property.

We have a legal and technical team of experts in solving problems related to real property. We have one priority: we deliver results and defend our clients' interests.

We value and uphold the trust our clients place in us. Our team has specific expertise and a strong reputation, and we know the regulations, the market, public entities and the sector thoroughly.

+500

CASES MANAGED

7

PRACTICE AREAS

+50

COMPANIES ADVISED

Bogotá

COLOMBIA

OUR PRINCIPLES

The values that guide every case

DEDICATION

We give our clients the dedication and attention they need to achieve the best possible defense of their interests. Each case receives the time and analysis it deserves.

EFFECTIVENESS

We are effective at solving problems and presenting alternatives, meeting the proposed objectives within the timelines agreed with each client.

EXPERIENCE

Our team members have specific expertise and a strong reputation. We know the regulations, the market, public entities and the real estate sector.

TRANSPARENCY

We act in a timely and reliable manner. The client relationship is paramount; we provide ongoing updates on the progress of all proceedings.

PRACTICE AREAS

Specialized legal solutions

01 Urban Development Projects

Regulatory and urban management instruments, construction permits, licenses and representation before police and administrative authorities.

02 Condominium Law

Advisory on due diligence, title clearing, transaction structuring, title review and condominium regulations.

03 Litigation & Disputes

Representation and defense before judges, superintendencies, police inspectors, municipalities and conciliation and arbitration centers.

04 Environmental Legal Management

Permits and concessions before environmental authorities. Representation in sanctioning proceedings for non-compliance with tariff regulations or environmental rules.

05 Due Diligence & Expansion

Comprehensive support for commercial expansion: real estate, urban planning, administrative, environmental and intellectual property aspects.

06 Title Clearing

Registry clearing, appraisals, topographic surveys, property taxes and advisory on expropriation proceedings.

07 Real Estate Transactions

Contract structuring and negotiation, purchase agreements, lease contracts and assignment of rights.

20 años of experience
en el sector

PRACTICE AREA

Proyectos Urbanísticos

We provide legal and technical services for the development of your real estate projects.

We are experts in obtaining regulatory and urban management instruments for land development. We manage construction licenses and all necessary permits for each project.

We provide support before police and administrative authorities in sanctioning proceedings and urban control processes.

SERVICES INCLUDED

- Partial Plans and Implementation Plans
- Urban management and financing instruments
- Construction, urbanization and subdivision licenses
- Zoning opinions and land-use concepts
- Appeals before urban curators
- Police proceedings for demolition and enclosure
- Urban constitutional protection actions
- Land value capture claims

PRACTICE AREA

Condominium Law y Real Estate Transactions

We offer advisory services with specialists in real estate law, condominium law and land management.

We assist in structuring real estate transactions, title review, contract drafting, and the creation and management of condominium regulations.

CONDOMINIUM LAW

- Formation and amendment of condominium bylaws
- Advisory to management boards and co-owners
- Debt collection via police or judicial proceedings
- Calling and representation at assemblies
- Appeals before the Notarial Superintendency

REAL ESTATE TRANSACTIONS

- Real estate and urban due diligence
- Title clearing and title review
- Purchase agreements, deeds and assignment of rights
- Lease and property management contracts
- Appraisals and topographic surveys

PRACTICE AREA

Litigio y Solución de Controversias

Defense and representation of property owners and developers in all types of judicial, administrative and police proceedings.

Defense of construction activities

Representation in sanctioning proceedings for non-compliance with urban regulations, before curators, municipalities and oversight bodies.

Protection of real property

Actions to recover possession, adverse possession claims, nullity of administrative acts and restitution actions.

VENUES OF REPRESENTATION

Before civil and administrative judges

Before superintendencies and oversight entities

Before police inspectors

Before conciliation and arbitration centers

Before municipalities and sanctioning bodies

Before urban curators



Asesoría Legal Ambiental y Servicios Públicos

Practice Area



We support your needs in environmental and public utility matters for the development of real estate projects.

We advise you on obtaining permits and concessions from environmental authorities for your projects. We represent public utility providers, property owners and users in sanctioning proceedings for non-compliance with tariff regulations or environmental rules.

ENVIRONMENTAL MANAGEMENT

- Environmental licenses and permits
- Water concessions and discharge permits
- Environmental impact assessments
- Appeals before CAR and ANLA

PUBLIC UTILITIES

- Tariff claims before utility providers
- Appeals before SSPD
- Socioeconomic stratification proceedings
- Advisory on subsidies and contributions

PRACTICE AREA

Plan de Expansión y Due Diligence

Comprehensive support to reduce risk in commercial and real estate expansion processes.

We advise you on commercial expansion through comprehensive support that reduces risk across real estate, urban planning, administrative, environmental and intellectual property dimensions.

REAL ESTATE

- Transaction structuring for property use
- Lease, loan-for-use and leasing contracts
- Title and registry due diligence

URBAN PLANNING

- Land use and zoning opinions
- Obtaining construction licenses
- Verification of land encumbrances and charges

ADMINISTRATIVE & ENVIRONMENTAL

- Management of permits prior to commencing operations
- Environmental licenses and discharge permits
- Proceedings before police and health authorities

INTELLECTUAL PROPERTY

- Trademark registration with SIC
- Personal data protection (Habeas Data)
- Copyrights and usage licenses



COMPLEMENTARY SERVICES

Other Services

Additional solutions for the comprehensive management of your real estate assets.

- Real estate registry title clearing

- Preparation of appraisals and topographic surveys for area adjustments

- Appeals and claims for property-related taxes

- Transfer of common areas and public dedication zones

- Advisory on administrative and judicial expropriation proceedings

- Land value capture and betterment tax claims

- Police inspections and possession disturbance complaints

OUR CLIENTS

Empresas que confían en nosotros

Over 20 years we have supported leading companies in the construction, financial, energy and services sectors in Colombia.



"We have one priority: we deliver results and defend our clients' interests. We value and uphold the trust they place in us."

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