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| Journal Name: | **Asian Research Journal of Arts & Social Sciences** |
| Manuscript Number: | **Ms\_ARJASS\_112509** |
| Title of the Manuscript: | **Spatial Variances in Residential Land Demand Drivers: Insights from Akure's Peri-urban Areas. Title to be changed to “Exploring Peri-Urban Residential Land Demand Drivers in Akure, Nigeria: Insights and Implications for Urban Planning”** |
| Type of the Article | **Original Research Article** |

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| **PART 1: Review Comments** | | |
|  | **Reviewer’s comment** | **Author’s comment** *(if agreed with reviewer, correct the manuscript and highlight that part in the*  *manuscript. It is mandatory that authors should write his/her feedback here)* |
| **Compulsory** REVISION comments   1. **Is the manuscript important for scientific community?**   (Please write few sentences on this manuscript)   1. **Is the title of the article suitable?**   (If not please suggest an alternative title)   1. **Is the abstract of the article comprehensive?** 2. **Are subsections and structure of the manuscript appropriate?** 3. **Do you think the manuscript is scientifically correct?** 4. **Are the references sufficient and recent? If you have suggestion of additional references, please mention in the review form.**   **(Apart from above mentioned 6 points, reviewers are free to provide additional suggestions/comments)** | **The paper under consideration attempts to draw essential insights into demography based on a survey.**   1. **Positive: The author successfully endeavors to extract significant insights into demography through the survey** 2. **Positive: The abstract provides a concise overview of the research, effectively summarizing the key objectives and findings. It serves as a useful guide for readers to grasp the paper's scope.** 3. **Negative: The method section requires improvement, particularly in addressing the apparent discrepancy between the title, suggesting spatial variation, and the absence of spatial analysis in the methodology. Clarifying this aspect would enhance the paper's coherence.** 4. **Positive: All references appear to be appropriately cited and contribute to the scholarly context of the research. The use of relevant literature enhances the paper's credibility.**   **In conclusion, the paper demonstrates a commendable effort in extracting demographic insights from the survey data. However, addressing the aforementioned areas of improvement, such as refining the title, enhancing the method section's clarity, and providing more comprehensive explanations for test results, would significantly strengthen**  **the overall quality of the research.** | I appreciate the reviewer's positive feedback on the demographic insights derived from the survey. However, I will address the concerns raised regarding the title, improving the method section's clarity, and providing more detailed explanations for test results.  Also. In order to further improve the manuscript, I will like the **title to be changed to “Exploring Peri-Urban Residential Land Demand Drivers in Akure, Nigeria: Insights and Implications for Urban Planning”**  **This is inline with the suggestion of the reviewer. Thank You** |
| **Minor** REVISION comments  **1. Is language/English quality of the article suitable for scholarly communications?** | Major revision |  |
| **Optional/General** comments |  |  |

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| **PART 2:** | | |
|  | **Reviewer’s comment** | **Author’s comment** *(if agreed with reviewer, correct the manuscript and highlight that part in the manuscript. It is mandatory that authors should write his/her feedback here)* |
| **Are there ethical issues in this manuscript?** | *(If yes, Kindly please write down the ethical issues here in details)* |  |