



Prinz von Preussen AG

Residence Permit for Greece
based on the Acquisition of Property for
EUR 250.000



'National visas according to law N.4146/2013

Law N.4146/2013 "Creation of a Friendly Development Environment for Strategic and Private Investments and other provisions" allows to issue residence permits for Non EU citizens.

Our firm, Prinz von Preussen AG takes up the whole process of issuing the national visa for at least 10 years .

Our company and our highly educated executives are fully certified and can take on all procedures with the public services and organize and handle all the necessary documents.

Beneficiaries (Non EU Citizens)

1. Citizens who buy property with a value of at least €250.000 , as disclosed in the purchase contract based on objective valuation of the state.
2. Citizens who sign a ten year lease contract for a hotel residence or for individual furnished apartments in tourist accomodation complexes (**see appendix**) with a minimum value of €250.000. The contract must clearly state that the applicant has settled the full lease amount upfront and in full.
- 3. Family members** of the citizens mentioned above (**see appendix**)



Entrance And Accomodation

1. The applicant has to live legally in Greece or must have entered Greece with a special visa (type D).
2. The beneficiary has to submit an application for a national visa after entering the country and before the visa type D expires***
3. An exception is made if the applicant holds a consular visa (type C) that was valid when law 4146/2013 came in effect and if he has already bought property. Then they have the right to submit an application for a national visa if their entry visa has not expired.
4. The applicant must submit an application to conclude the procedure before the expiration of the visa type D (one year), in order to get the national visa.

Entrance and Accomodation of Family Members

1. The same national visa is granted to all family members of the beneficiary. The visa is linked to the sponsor`s status.
2. The family members have the right to enter even after the beneficiary has entered by handing in the documents needed.
3. The national visa is only for the accommodation and transfer in/out of country , in/out of the E.U. The visa does not grant the right to work. Activity as shareholder or a CEO position in a company is no considered as labour.



Health Insurance of Beneficiary And Family Members

The beneficiary and their family members must be health insured so hospitalization and medical care expenses are covered. As a document of proof can be accepted:

1. Insurance contracts that have been signed either abroad or in Greece , and have a special cover for the time spent in Greece.
2. Insurance contracts that are signed in Greece.

(*) To all children that come to age granted a separate national visa is granted.

(**) The property must be 100% transferred to the new owner

(***)

1. The property must be at the ownership of the beneficiary by law and acquisition.
2. A property can be divided in half only in case of husband – wife. In that case both they can apply for a visa accompanied by their family members.
3. If the transaction is made by a firm whose the ownership is owned by 100% then the beneficiary is only the owner of the firm.
4. The property can be divided in more parts but the total value must be at least 250.000€.
5. The intention of the beneficiary can be proven by a) Letter of proof by a bank rated at least A which ensures the existence of the money needed.b) a contract between the beneficiary and Prinz von Preussen AG which describes the intention of buying.



Royal Benefits

We are able to provide:

- ✓ We undertake the procedure of issuing the VISA type D
- ✓ We undertake the issuing of national VISA of ten year term.
- ✓ We choose the properties in the areas the client wants
- ✓ We update our clients about property laws in Greece.
- ✓ We undertake and ensure all the procedures related to money transfer.
- ✓ We undertake the opening of bank accounts.
- ✓ We provide all the necessary accommodation and facilities needed.
- ✓ We ensure the insurance and consulting of the property.

Taxes, expenses, cost of government fees and moving outside the area of Attica are not included.

Optionally provided

- ✓ **Property Management:** Maintenance, rent collection etc. Also we can lease the property if requested by the client
- ✓ **Tax Coverage:** We undertake and conclude the tax obligations in Greece. We keep the financial sheets with overall financial consulting



Tax obligations of the beneficiaries

- Transfer Tax : 3% over the price of the property.
- In case of overrenting the beneficiary has to pay a tax between 26% up to 45% according to the total income
- We undertake the assign of the tax service of the residents outside Greece
- The tax documents of the property must be submitted. (E1 , E2 , E9)
- Taxes must be paid at the end of each year
- Transfer Taxes (transfer tax, notary expenses, transcription expenses)
- Other expenses (civil engineer's report about the property, lawyer's report about the property)



Necessary Documents for Applicants

- Two copies of the application form
- Three recent photos of the beneficiary
- A photocopy of the passport or a travel document authorized by the applicant's country with the needed entry authorization .
- Health certificate by the Greek state or by a private doctor that the applicant is not a carrier of a disease according to the World Health Organisation`s outlines.
- Copy of a contract of property valued at least 250.000 euros(apart from tax or other expense) .
- Certification by a notary that according to the article 6 par. 2 of tha law. 4146/2013 the property is the appropriate one.
- Proof of transcription.
- Health insurance which covers all medical expenses and hospitalization.



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