



GOLDEN VISA




PORTUGAL

THE GATEWAY TO INVEST, EXPORT AND DO BUSINESS IN EUROPE

GOLDEN VISA with **GMI COMPRARCASA GOLDEN VISA SERVICE** you get securely, comfortably and without bureaucracy an open gate to Europe.

Investing in a safe and friendly country with European lifestyle, a good health and education systems.

Our company **GMI** comprarcasa  is based in the expertise of 26 years providing its customers **THE BEST INVESTMENTS IN REAL ESTATE.**

GMI comprarcasa  has the help of a renowned law firm that provides legal support to all customers who intend **GOLDEN VISA.**

MORE INFORMATIONS PLEASE CONTACT:

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WHAT YOU NEED TO KNOW ABOUT THE GOLDEN VISA

GOLDEN VISA has the technical name of Private Investment Activity (ARI) that allows temporary residence permit for investing activities with exemption visa to enter the country.

Investment activity can be achieved through the purchase of real estate property with a equal or greater value than EUR 500 000.

It can be one property or more. The total minimum of the investment has to be 500 000 EUR.

Is possible to buy in joint-ownership, since each joint owner invests an amount equal to or greater than EUR 500 000.

The properties can be rented or exploited for commercial, agricultural or tourism purposes.

BENEFITS TO FOREIGN INVESTORS WITH GOLDEN VISA

- » Sign in Portugal without a visa of residence;
- » Living and working in Portugal and maintain another residence in another country;
- » Circulate freely throughout the Schengen area without a Visa;
- » Benefit from the family reunification;
- » Access to permanent residence (after five years, according to law enforcement);
- » Access to Portuguese nationality (after six years, and under current legislation).
- » Although most customers look for Visa in order to circulate also in other countries of the Schengen area, it begins to emerge also another clients who want to acquire property for resale.
- » Invest to get returns in the future, because although Portugal has not been affected by the "housing bubble" like in the U.S.A. and in other European countries, prices have fallen between 10% to 20% and with the beginning of the recovery of the housing market in Portugal, now it's a good opportunity to buy properties and resell them later getting a great added value.
- » The properties can be rented or exploited for residential, commercial, agricultural or tourism purposes.
- » Investing in a safe and friendly country with a European lifestyle, with a good health and education systems.

WHO CAN OBTAIN A GOLDEN VISA?

All third country nationals - not belonging to the European Union (EU) and European Economic Area - which have an investment activity on their behalf or by an undertaking established in Portugal.

WHAT ARE THE OBLIGATIONS ARISING FROM THE AWARD OF GOLDEN VISA?

- » The minimum time requirement for five years for the maintenance of investment activities is counted from the date of granting of the residence permit;
- » The minimum periods of stay is seven days, consecutive or otherwise at the first year;
- » 14 days consecutive or otherwise in the subsequent two-year periods;
- » The authorization may be renewed for periods of 2 years after the 5 years.

IF YOU ARE THINKING ABOUT INVESTING IN PORTUGAL WE CAN HELP YOU WITH:

- » Finding the right location;
- » Buying the best property with the best price;
- » Property registration procedures and document services;
- » Renting (short or long term);
- » Selling.





WE SUPPORT OUR CLIENTS, THROUGH RELIABLE PARTNERSHIPS THAN CAN HELP YOU WITH:

- » Portugal Property Law;
- » Taxes;
- » Bank Accounts;
- » Currency Exchange;
- » Mortgages;
- » Fiscal Representation.

FINALLY, TO GIVE YOU THE PEACE OF MIND YOU DESERVE, OUR SERVICES MAY INCLUDE:

- » Accommodation in TIVOLI hotels with special rates;
- » Interior Designing;
- » Home Staging;
- » Industrial clean prior to furniture installation;
- » Furniture moving and installation;
- » Housekeeping;
- » Regular property check-up;
- » Property maintenance (plumbing, electrical, painting, etc...);
- » Assistance with condominium setup;
- » Airport pick up and drop off;
- » Other services you need - just contact us and we'll be glad to help you!



