

# PORTUGAL



FINCASA



# Programme Background and Key Benefits

- Quick approval with low rejection rate
- You will be eligible to apply for Citizenship after 5 years.
- No mandatory residency requirements
- Allowed to work and start your own business
- No tax on worldwide income
- Allocation for global asset relocation
- Member of the European Union for last 25 years. It is a part of the Eurozone and Schengen Agreement
- Excellent rental returns from the real estate projects from 3% to 5% annually



**Population :** 10,374,822 ( 2018 )

**Area :** 92,400 km<sup>2</sup>


**Capital :** Lisbon **Language :** Portuguese,  
English, Spanish

**Religion:** Catholicism

**Currency:** Euro

**Location:** Bordering with Spain and the Atlantic ocean, it is the westernmost located country of mainland Europe

**Climate:** Winter 5-7 °C , Summers 20-26°C



Lisbon, Portugal

# Application Requirements – Golden Residence Permit



## 3 – 4 Months

Term to Obtain Residence Permit

## Minimum EUR 500,000

Investment

## Schengen States

Visa Free Access

## Real Estate Purchase

Investment Option

## Access to European Welfare System

Social Welfare System

### Investment Criteria:

A minimum investment of EUR 500,000 in single or multiple real estate projects (both commercial and residential) to get qualified for the golden residence visa application.

### Eligibility of applicants and dependents:

#### MAIN APPLICANT

- Minimum age of 18 or above
- Should be a non European Citizen
- No Criminal History

#### DEPENDENTS

- Should be a legal spouse of the main applicant
- Children of the main applicant and/or spouse under 18 years of age. Adult children over the age of 18, that are unmarried and dependent of the couple or of one of the spouses, and study in an education establishment is allowed to apply
- Dependent parents of the applicant or of their spouse are allowed to apply

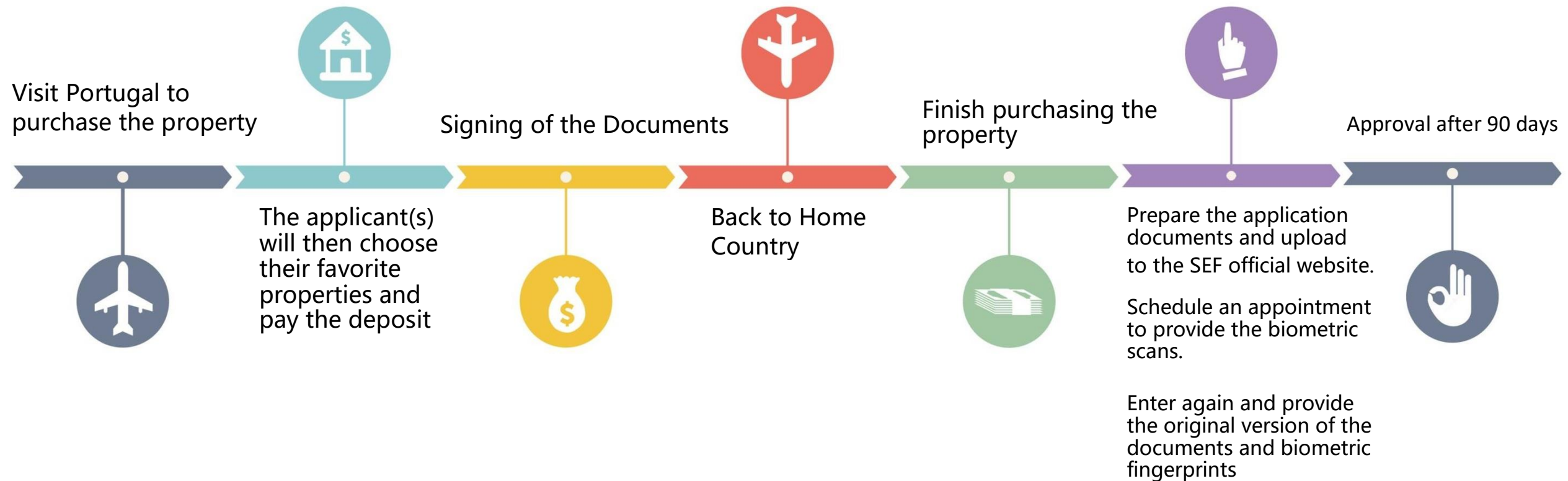
\*Dependents can choose to apply together with the main applicant or after

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# Application Process

We provide end-to-end service to our clients that includes from visiting & selecting the property and until the family receives the residence permit successfully.





# Current Scenario – Portuguese Golden Residence Permit



## GOLDEN RESIDENCE PERMIT

PROGRAMME (ARI) | data from the 08th of October 2012 to the 31st January 2018

**5717**

Residence permits  
for pursuing investment activities  
(ARI)

2012 - 2  
2013 - 494  
2014 - 1526  
2015 - 766  
2016 - 1414  
2017 - 1351  
2018 - 164

Total investment  
**3.510.435.683,13€**

334.029.367,45€  
by capital transfer

3.176.406.315,68€  
by purchasing  
a real estate property

### Main Nationalities

China – 3645  
Brazil – 493  
South Africa – 228  
Russia - 200  
Turkey – 131

**9559**

Residence permits  
to family members  
(family reunification)

2013 - 576  
2014 - 2395  
2015 - 1322  
2016 - 2344  
2017 - 2678  
2018 - 244

**5397**

ARI by  
acquiring real estate  
(5294 by article 65-A (1) (c)  
and 103 by article 65-A (1)  
(d)). Order 15-A/2015 of  
September

**311**

ARI by  
transferring capital

**9**

ARI by creating, at  
least, 10 job positions

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MINISTÉRIO DOS NEGÓCIOS ESTRANGEIROS  
DIRECÇÃO GERAL DOS ASSUNTOS CONSULARES E  
DAS COMUNIDADES  
Ministry of Foreign Affairs



alcep Portugal Global  
Trade & Investment Agency

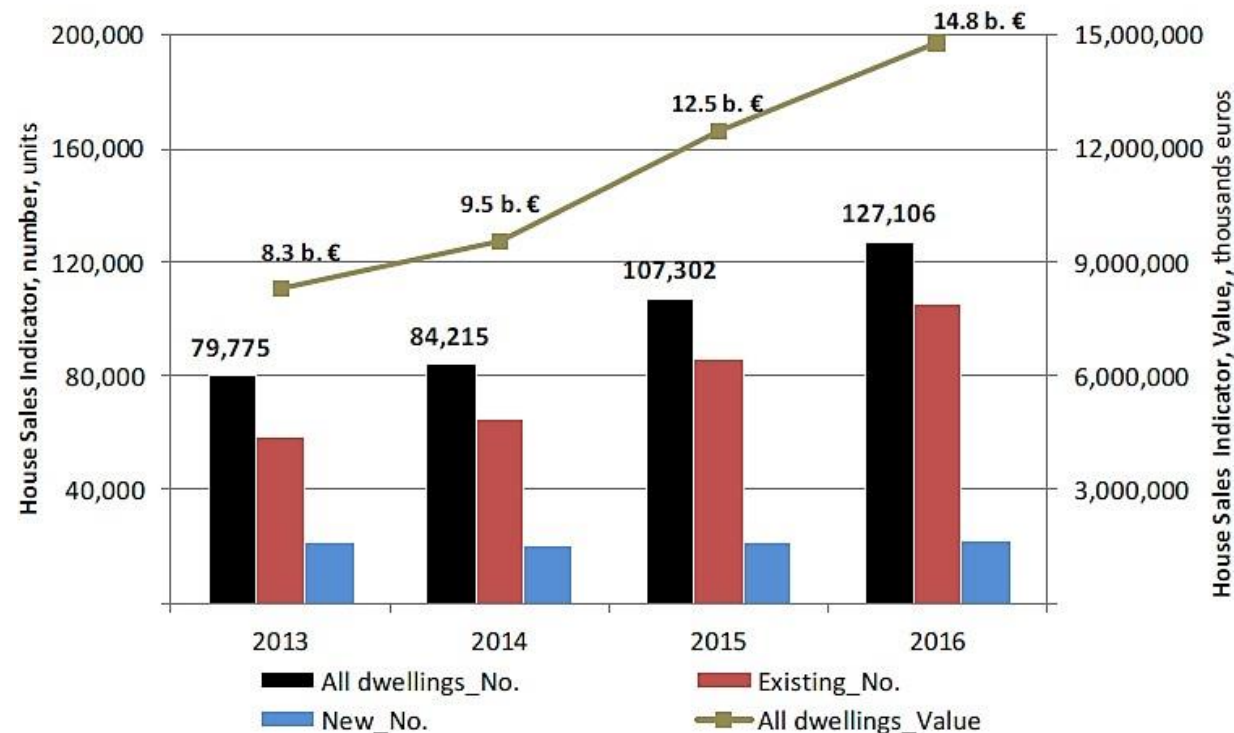
**SEF** SERVIÇO  
DE ESTRANGEIROS  
E FRONTEIRAS  
Immigration and Borders Service



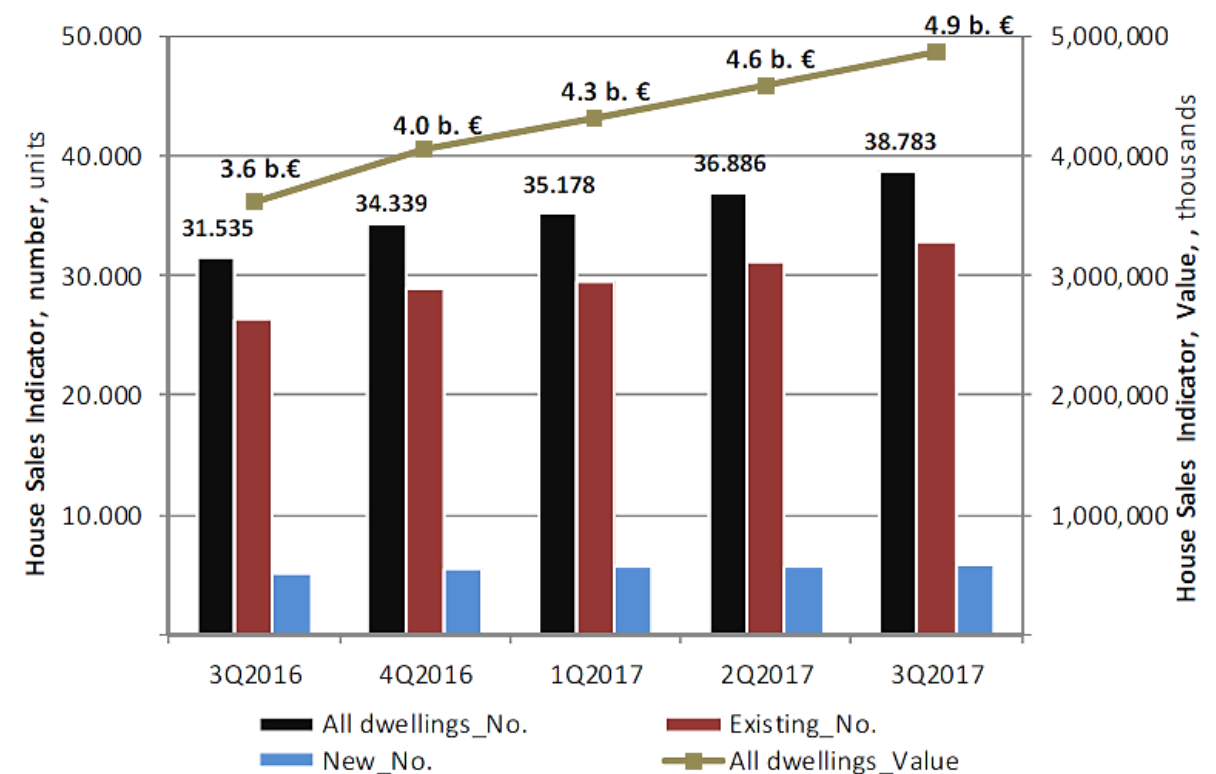


# Portugal – Property Market

>> House Sales Indicator, number and value, All-dwellings, Existing and New Dwellings, 2013 - 2016



>> House Sales Indicator, number and value, All-dwellings, Existing and New Dwellings 3Q2016 - 3Q2017



With market research by analysts and key real estate players, an uptrend market is noticed in Portugal. This shows demand of new projects and adequate consumers willing to invest through the FDI route.

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# Glimpses of Real Estate Projects - Lisbon Downtown



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