

# GOLDEN VISA





# Secure your future with us



TRS Royal Global is an end-to-end investment advisory company. We offer investment programs and solutions for residency and citizenship in many

Our team includes lawyers and contract real estate experts. We also have a local office in Athens, Greece and a multilingual team.

We work with clients from all over the world who want to get a Greece Golden Visa or invest in real estate in Greece.

Contact us and speak to one of our experienced team members who will help you with all your questions.



**We are with you during your Greece Golden Visa Process**

**At TRS Royal Global we have helped families and investors from many countries around the world to obtain a Golden Visa for Greece. Contact us for guidance from our independent consultants on your journey to obtain a Golden Visa.**



## **WHAT IS GREECE GOLDEN VISA PROGRAM**

Launched in 2013, the Greece Golden Visa Program grants a five-year residence permit in Greece for a real estate investment as low as 250,000 Euros. You can also include your family in this residency program. The Greece Golden Visa allows you to live in Greece and travel visa-free in the Schengen area.

With this article, take the first steps of your journey by learning what the Greece Golden Visa program is, who can apply, what are the investment requirements and all other details. Let's get started.

## **GOLDEN VISA GREECE ADVANTAGES**

### **RIGHT TO LIFE IN GREECE**

THE GREECE GOLDEN VISA ALLOWS YOU AND YOUR FAMILY TO LIVE IN GREECE. THERE IS NO LIMIT TO HOW LONG YOU CAN STAY. IN FACT, THERE IS NO MINIMUM STAY REQUIREMENT. THE RIGHT TO LIVE IN GREECE COMES WITH PUBLIC HEALTH AND EDUCATION BENEFITS.

### **REMOTE APPLICATION**

THE GREEK GOLDEN VISA LAW CHANGED ON 23.12.2020. YOU CAN NOW APPLY FOR THE PROGRAM COMPLETELY REMOTELY. YOU DO NOT HAVE TO ENTER GREECE BEFORE OR DURING THE APPLICATION PROCESS.

#### **VISA FREE TRAVEL**

GOLDEN VISA GIVES YOU THE FREEDOM TO TRAVEL IN THE SCHENGEN AREA WITHOUT THE NEED FOR AN ADDITIONAL VISA.

THE SCHENGEN AREA CONSISTS OF 26 EUROPEAN COUNTRIES THAT HAVE OFFICIALLY ABOLISHED VISAS AND BORDER CONTROL AT THEIR MUTUAL BORDERS.

### **FAMILY REUNIFICATION**

CAN YOUR PARENTS JOIN YOU? THEY CAN DEFINITELY DO THAT. THE RESIDENCY PLAN ALLOWS YOU TO INCLUDE YOUR SPOUSE AND CHILDREN UNDER 21 IN THE PROGRAM. THIS MEANS THAT ALL THESE FAMILY MEMBERS CAN ENJOY ALL THE BENEFITS OF THE GOLDEN VISA CARD.

IN ADDITION TO OTHER GOLDEN VISA PROGRAMS, THE GREECE PROGRAM PROVIDES FOR EXTENDED FAMILY REUNIFICATION. THIS MEANS THAT THE PARENTS OF THE MAIN APPLICANT AND THE PARENTS OF HIS OR HER SPOUSE CAN ALSO RECEIVE A CARD WITHOUT ANY OTHER REQUIREMENTS.

### **LOW INVESTMENT THRESHOLD IN A PROMISING REAL ESTATE MARKET**

AMONG THE GOLDEN VISA PROGRAMS IN EUROPE, GREECE HAS THE LOWEST INVESTMENT THRESHOLD. TO QUALIFY FOR THE PROGRAM, YOU CAN INVEST AS LOW AS 250,000 EUROS IN REAL ESTATE ANYWHERE IN GREECE.

## **GREECE GOLDEN VISA PROGRAM STEPS AND TIMELINE**



**THE GREECE GOLDEN VISA APPLICATION PROCESS IS QUITE SIMPLE.**

### **STEP 1: MEET WITH GOLDEN VISA TEAMZ AND CHOOSE A PROPERTY TO INVEST IN**

**TO COMPLETE THIS STEP, YOU NEED TO DEFINE THE INVESTMENT CRITERIA AND SELECT THE PROPERTY YOU WANT TO INVEST IN. YOU ARE FREE TO CHOOSE ANY PROPERTY AS LONG AS ITS VALUE IS 250,000 EUROS OR MORE. OUR TEAM WILL HELP YOU FIND THE MOST SUITABLE PROPERTIES.**

### **STEP 2: START THE LEGAL PROCESS**

**THIS STEP CAN BE COMPLETED BY OBTAINING A GREEK NON-RESIDENT TAX NUMBER AND OPENING A GREEK BANK ACCOUNT. YOU CAN ALSO PREPARE A POWER OF ATTORNEY AS AN OPTIONAL STEP.**

### **STEP 3: ACQUIRE THE PROPERTY**

**THIS STEP CONSISTS OF HAVING THE 'LEGAL DUE DILIGENCE' OF THE PROPERTY CARRIED OUT BY A LAWYER ON YOUR BEHALF. AFTER THAT, YOU WILL NEED TO OBTAIN THE DEEDED SALE AND PURCHASE AGREEMENT AND THE EXECUTION OF A PUBLIC DEED.**

### **STEP 4: SUBMIT THE PRE-APPLICATION**

**TO SKIP THIS STEP, YOU NEED TO PREPARE ALL THE NECESSARY DOCUMENTS RELATED TO THE GOLDEN VISA APPLICATION. IT IS USUALLY A WISE IDEA TO HIRE A LAWYER BECAUSE THIS PROCESS CAN BE DIFFICULT.**

### **STEP 5: VISIT GREECE**

**IN THIS STEP YOU WILL NEED TO SEND ALL BIOMETRIC DATA TO THE RELEVANT AUTHORITIES IN GREECE.**

### **STEP 6: GET YOUR GOLDEN VISA APPROVAL**

**THE AUTHORITIES CARRY OUT THIS STEP, YOUR GOLDEN VISA APPLICATION IS APPROVED AND YOU ARE THEN ISSUED A GOLDEN VISA RESIDENCE CARD.**

### **STEP 7: RENEW YOUR GOLDEN VISA**

**EVERY FIVE YEARS, YOU CAN APPLY TO RENEW YOUR GOLDEN VISA RESIDENCE CARD, MAKING IT EASIER FOR YOU TO ACCESS PERMANENT RESIDENCE.**



# Our Expertise Your Guarantee!

COMPLETED RESIDENTIAL PROJECTS



## NAGIA Residences

PALAIIO FALIRO

Nagia Residences are located in Palaio Faliro overlooking the sea and close to one of the nicest urban redevelopment projects in Athens, the Floisvos Marina and surrounding areas.

Nagia Residences consist of 7 apartments and a ground floor store, from 75m<sup>2</sup> to a 120m<sup>2</sup> maisonette.



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COMPLETED RESIDENTIAL PROJECTS



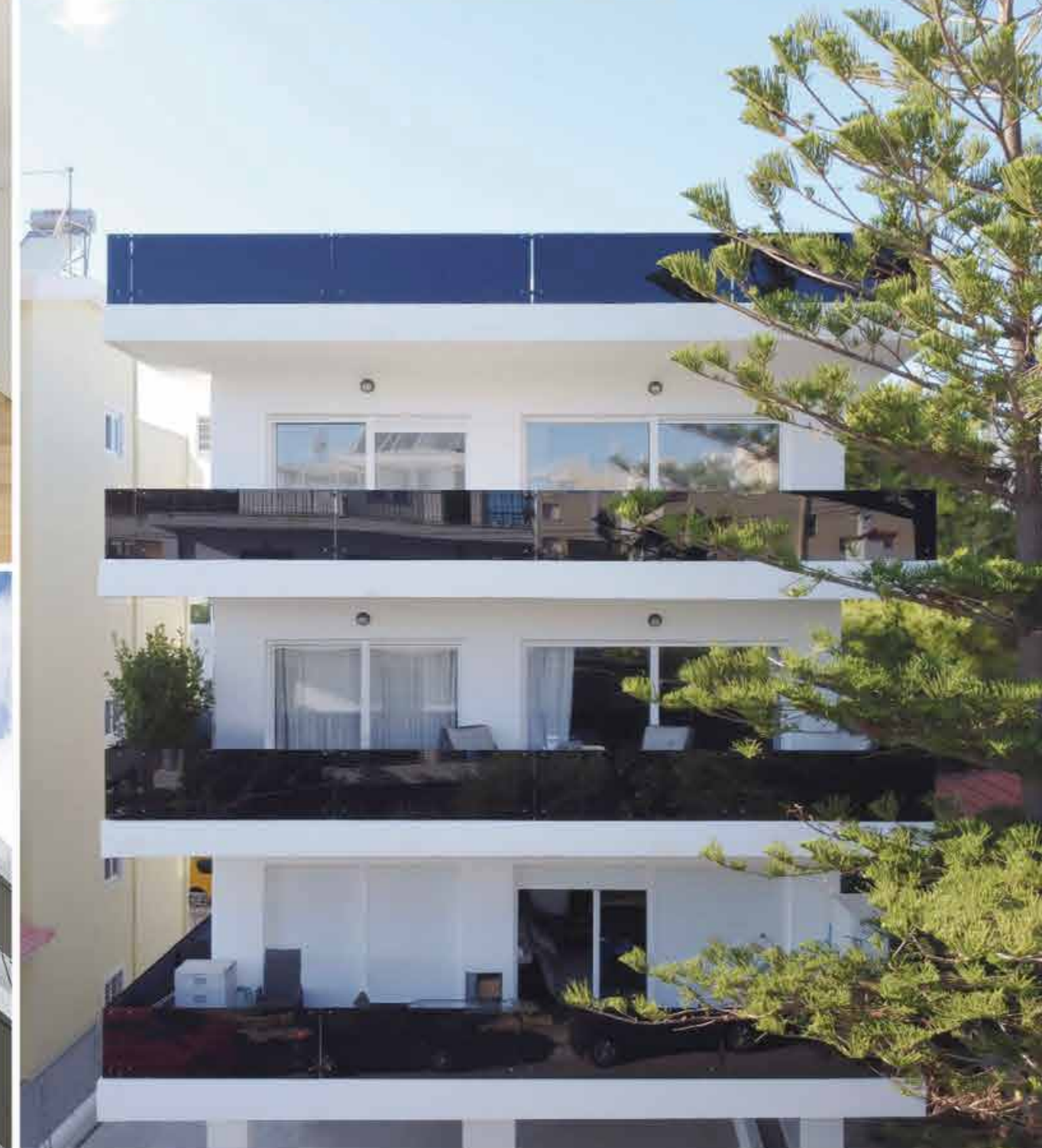
## PASADENA Residences

VOULA

Located in Voula, an upscale southern suburb of Athens, close to Glifada's shopping hub and the famous Athenian Riviera beaches.

Pasadena has 7 apartments ranging from 50 to 74m<sup>2</sup> with large balconies, great views and one of the most prestigious zip codes in Athens.

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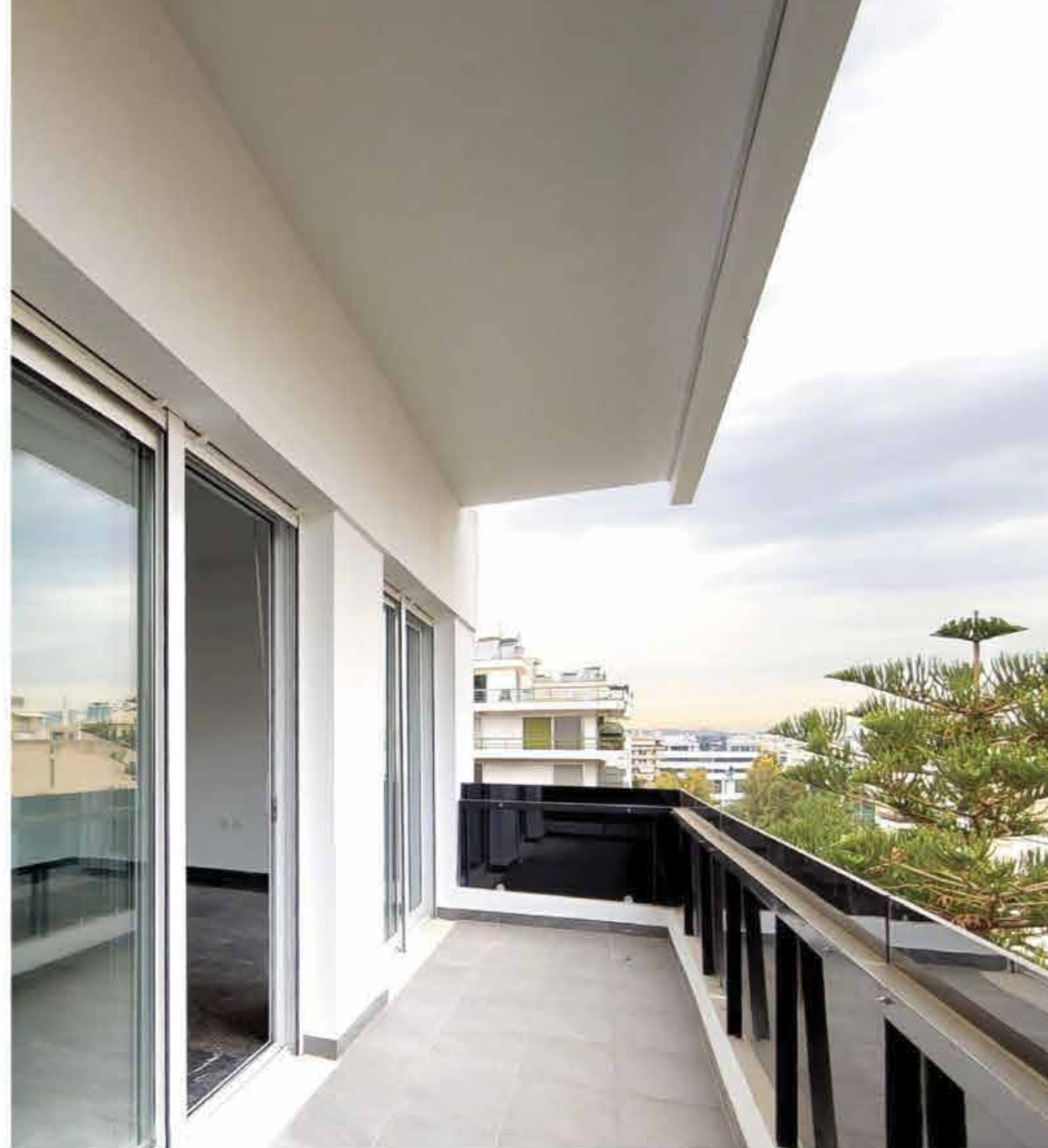
## KEY BISCAYNE Residences

PALAIIO FALIRO

The Delta of Faliron marks the beginning of the Athens Riviera and the 8 apartments in Key Biscayne Residences mark a new landmark in the area.

Whether you want to go to the beach, or Piraeus or the Acropolis, your starting point in Palaio Faliro is by far the most convenient choice.

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**12**  
**CITY**  
RESIDENCES  
EGALEO



Condé Nast  
**Traveler**

Greece has been voted by the most prestigious travel publication as **Most Beautiful country in the world** for 2016 and 2019 while it was ranked 2nd for the years 2017 and 2018.

Invest in Greece

*Change Your Life!*



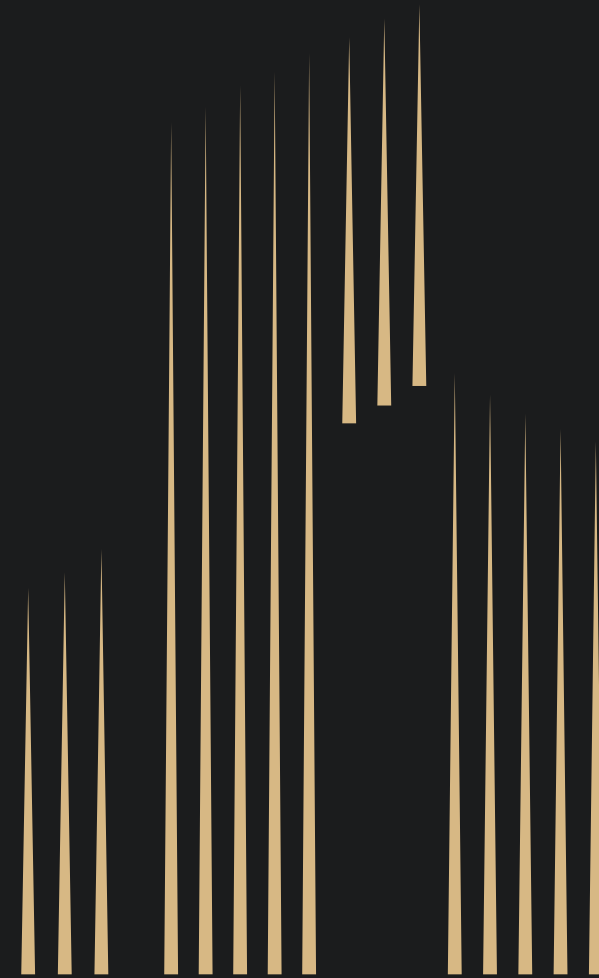
“Greece My Residence”  
is the **No.1 Permanent Residency** program in the world  
for **5 consecutive years**  
(2018-2022).

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**One of the strongest  
Passports in the world**

The **Greek passport** gives you access to **184 out of 193 countries** on the planet, including the United States, placing Greece among the countries with the strongest passports in the world.



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