

# GREECE

## Secure Your Future Today

### Greece Golden Visa

The Greece Golden Visa is an excellent program to obtain a quick European residency. As a residency by investment program, the Greece Golden Visa Program allows non-EU citizens to obtain Greek residency by investing in real estate or other assets in Greece. You can include your family in the residency program as well. The Greek Golden Visa allows you to live in Greece and travel across the Schengen region, without a visa. High levels of safety and security, excellent education, and a robust healthcare are all benefits of obtaining a Greece Golden Visa. Boasting a geographically strategic location, the country is ideal for living, and expanding businesses. Effective August 1 2023, the program has undergone changes as per the Golden Visa Law, Article 91.

### Country Profile

**Capital:** Athens **Population:** 10.6 Million **Area:** 92,345 sq km (36,665 sq miles) **Major Language:** Greek **Major Religion:** Christianity **Life Expectancy:** 78 (men) 83 (women) **Currency:** Euro **Exchange Rate as of August 2024:** USD 1 = EUR 0.91

*As of 31st August 2024, the minimum investment threshold has been revised to 800,000 EUR for specific regions, including Attica, Thessaloniki, Mykonos, Santorini, and Greek islands with a population exceeding 3,100 inhabitants. For all other regions in Greece, the threshold stands at 400,000 EUR.*

*The investment threshold for the property acquisition (restricted to one property) remains at 250,000 EUR, regardless of location and size, in case of:*

- Conversion of commercial/industrial properties to residential.
- Restoration/refurbishment of listed properties.



#### Time to Residency

3 - 4 Months  
(Residency Renewable  
after 5 Years)



#### Visa-Free Travel

29 Schengen Countries  
on PR Card  
190 on Passport



#### Residency Requirements

None



#### Passport Rank

7th in the World

# VISA-FREE TRAVEL

## 29 Schengen Countries on PR Card 190 Countries on Greek Passport

### **SCHENGEN**

Austria  
Belgium  
Bulgaria  
Croatia  
Czech Republic  
Denmark  
Estonia  
Finland  
France  
Germany  
Hungary  
Iceland  
Italy  
Latvia  
Liechtenstein  
Lithuania  
Luxembourg  
Malta  
Netherlands  
Norway  
Poland  
Portugal  
Romania  
Slovakia  
Slovenia  
Spain  
Sweden  
Switzerland

### **EUROPE**

Albania  
Andorra  
Belarus  
Bosnia and Herzegovina  
Cyprus  
Faroe Islands  
Gibraltar  
Ireland  
Kosovo  
Moldova  
Monaco  
Montenegro  
North Macedonia  
San Marino  
Serbia  
Ukraine  
United Kingdom  
Vatican City

### **ASIA**

Armenia  
Bahrain  
Bangladesh  
Brunei  
Cambodia  
Georgia  
Hong Kong  
Indonesia  
Iran  
Iraq  
Israel  
Jordan  
Kazakhstan  
Kyrgyzstan  
Kuwait  
Laos  
Lebanon  
Macao  
Maldives  
Malaysia  
Mongolia  
Myanmar  
Nepal  
Oman  
Palestinian Territory  
Philippines  
Qatar  
Saudi Arabia  
South Korea  
Sri Lanka  
Singapore  
Taiwan  
Tajikistan  
Thailand  
Timor-Leste  
Turkey  
United Arab Emirates  
Uzbekistan

### **AMERICAS**

Anguilla  
Antigua & Barbuda  
Argentina  
Aruba  
Bahamas  
Barbados  
Belize  
Bermuda  
Bolivia  
Bonaire, St. Eustatius and Saba  
Brazil  
British Virgin Islands  
Canada  
Cayman Islands  
Chile  
Colombia  
Costa Rica  
Curacao  
Dominica  
Dominican Republic  
Ecuador  
El Salvador  
Falkland Islands  
French Guiana  
French West Indies  
Greenland  
Grenada  
Guatemala  
Guyana  
Haiti  
Honduras  
Jamaica  
Mexico  
Montserrat  
Nicaragua  
Panama  
Paraguay  
Peru  
Puerto Rico  
St Kitts and Nevis  
St Lucia  
St Maarten  
St Vincent and Grenadines  
Suriname  
Trinidad and Tobago  
Turks and Caicos Islands  
Uruguay  
US Virgin Islands  
United States  
Venezuela

### **OCEANIA**

American Samoa  
Australia  
Cook Islands  
Fiji  
French Polynesia  
Guam  
Kiribati  
Japan  
Marshal Islands  
Micronesia  
New Caledonia  
New Zealand  
Niue  
Northern Mariana Islands  
Palau Islands  
Samoa  
Solomon Islands  
Tonga  
Tuvalu  
Vanuatu

### **AFRICA**

Angola      Botswana  
Burkina Faso      Burundi  
Cape Verde      Islands  
Comoro      Islands  
Djibouti      Egypt  
eSwatini      Ethiopia  
Gabon      Guinea - Bissau  
Kenya      Madagascar  
Malawi      Mauritania  
Mauritius      Mayotte  
Morocco      Mozambique  
Namibia      Reunion  
Rwanda      Sao Tome and  
Principe      Senegal  
Seychelles      Sierra Leone  
Somalia      South Africa  
St. Helena      Tanzania  
The Gambia      Togo  
Tunisia      Zambia  
Zimbabwe

# GREECE RESIDENCY

## Types of Investments



The Greece Golden Visa Program offers these investment options, all leading to quick European Residency.



### Property Purchase:

€250,000 - Conversion of commercial/industrial property to residential and restored/refurbished listed properties regardless of location and size.  
 €800,000 - in specific regions including Attica, Thessaloniki, Mykonos, Santorini and other Greek Islands exceeding 3100 inhabitants.  
 €400,000 - all other regions and properties across Greece.



### Fixed Deposits / Business Investment / Government Bonds: €500,000



### Mutual Funds: €500,000

### Other Requirements:

- Health Insurance for self & family
- Notary Public Fee (0.8% - 1%)
- Transfer Tax (3%)
- Land Registration Fee (0.5 - 0.7%)

- . **Note:** Max Dependent Children age is 21yr (can be extended till 24yr).  
 Parents of both Main Applicant & Spouse are included in family.  
 No Age Limit for Parents.

## Taxation



Corporate Tax Rate



Personal Income Tax  
Non-Residents



VAT



Capital Gains Tax



Annual Greek  
Property Taxes



Non-Domicile  
Principles

## STEPS AND TIMELINES

**01**

Client accepts the quotation and investment option presented by Secondpass Global, signs the Retainer Agreement, and makes the initial deposit to start file along with developer down payment to reserve their investment. Client signs legal documents and gives POA to lawyer to open his account to get tax number.

**Immediate**

**02**

Client pays remaining amount to developer to make full investment from own account or that of a blood relative from outside Greece. Lawyer purchases property, and same day submits residence permit application. Greek authorities issue receipt of application (white slip) for client and family. This document is a temporary permit for one year and allows multiple entries into Greece only.

**1 - 2 Months**

**03**

Client and family travel to Greece for biometrics, for residency cards issuance.

**1 Day**

**04**

The application is approved by Greek authorities. 5-year residency cards are issued for client and family. Secondpass Global delivers residence cards to clients.

**2 - 3 Months**

### HEAD OFFICE

Office I-03, 9th Floor, Conrad  
Hotel - Business Tower,  
Sheikh Zayed Road, P.O.Box:  
5610, Dubai, UAE  
Tel: +971 42607820  
Mob: +971 50 658 9784

### PAKISTAN OFFICE

Office 4, Block B,  
QuickOffice,  
304 - Upper Mall,  
Lahore, Pakistan  
Tel : +92 423 2212581  
Mob: +92 326 048 9523

### CONTACT US

WhatsApp: +971 50 658 9784  
Web: [www.secondpassglobal.com](http://www.secondpassglobal.com)  
Email: [info@secondpassglobal.com](mailto:info@secondpassglobal.com)

