



Holborn Pass

The Portugal Golden Visa

Opening up a world of opportunity...

International Migration Leaders

Established for over 20 years as an International Wealth Management and Advisory Firm, with Holborn Assets, you have the full backing of a well-established, international company. Holborn Assets' advisers adhere to the company's mission which is for you to get quality independent advice and service, that your money is put in the right place at the right time and that you are treated with integrity and respect.

As global leaders in residence and citizenship by investment schemes, over the past years we have assisted individuals to find the right program fit for their and their family's needs and requirements, empowering them to become Global Citizens. Allow us to assist you by supporting you through this process.



The Golden Visa scheme of Portugal is one of the most popular and attractive programmes in the world designed to encourage investment to Portugal.

Since its creation in 2012, over 10,000 investors and over 18,000 family members have benefited from the Golden Visa bringing over 6 billion Euros into the country.



Why exactly is the Portuguese Golden Visa so in-demand?



Access to Live, Study and Work in Portugal:

Ability to live and work in Portugal - a safe EU country with affordable living costs, wonderful climate, good infrastructure and a high quality of life.



Visa- Free Travel in Schengen Area:

Visa free access throughout the Schengen area which includes 27 EU Countries.



Investment in a Stable European Economy:

Investing in Portugal means investing in a promising economy obtaining competitive returns, while also getting the residency and consequently the option for EU citizenship as a bonus.



Path to EU Citizenship:

Option to apply for Portuguese Citizenship after the fifth year while still keeping other citizenship(s). If the applicant and his family become Portuguese citizens, they are then EU citizens giving them multiple benefits such as allowing them to live, work and study anywhere in the EU and travel to over 180 countries visa free!



Multiple and Affordable Options:

Choice of various options with the minimum requirement from €250,000.



Low Stay Requirements:

Applicants do not need to live in Portugal - all that is needed is to stay in the country for 14 consecutive or non-consecutive days in every 2 years.



Family Reunification:

Also grants privileges for investor's family members. The program includes family reunification, meaning that a spouse, dependent children and dependent parents can be included. They can all live and work in Portugal and travel freely within the Schengen area, as well as enjoy all the visas' benefits.



Resident Benefits:

If applicants and their family do decide to reside in Portugal, they have the ability to apply for access to free public services such as healthcare and education.



Favourable Tax Scheme:

For non-tax residents, global income is not taxable (only income derived in Portugal). For tax residents, there is a very beneficial tax regime (non-habitual residency) exempting many of the resident's income for up to 10 years.

What are the applicant requirements?

- Be either non-EU, non-Swiss, or non-EEA
- Have a clean criminal record certificate from the Country of origin and from the country of official residence
- Make an eligible investment in Portugal under the Portuguese Golden Visa programme, with funds transferred from outside of Portugal
- Stay in Portugal for a minimum of 14 days, consecutive or non-consecutive, for each 2 year period

No age requirement / **No** education requirement / **No** work skills requirement / **No** income requirement

Who is eligible to apply under the same application as the main investor?

- Spouse or legal partner
- Minor children under 18 years old
- Children over 18 years old who are single, enrolled as full-time students and can demonstrate that they are financially dependent on their parents
- Parents of either spouse
- Siblings under the age of 18 and the applicant or their spouse are their legal guardians as determined by the courts



Investors must choose one of the below 5 qualifying options

Qualifying Option

Minimum Investment Amount

Real Estate

EUR 280,000

Investment Funds

EUR 500,000

Capital Transfer

EUR 1,500,000

Job Creation

No minimum, but need to create 8 job positions

Science and Research Activities

EUR 250,000



Investment Option: Real Estate Property Acquisition

This is by far the most popular method and the applicant can choose one of the following options:

A minimum of EUR 500,000 real estate purchase

- Investments in real estate for tourism, commerce, services and land are allowed throughout all regions
- Investment in residential property is limited to designated interior areas and excludes Lisbon, Porto and some of the coastal areas (i.e. limited to the areas of the territories of the Intermunicipal Communities of the Interior, as well as to the islands, namely Madeira and Azores)
- Reduced by 20% to EUR 400,000 for 'low density' areas*

OR

A minimum of EUR 350,000 real estate purchase

- This includes the refurbishing cost and is applicable when purchasing buildings dating back more than 30 years or located in urban regeneration areas that are in needs of refurbishment
- Residential property is limited to designated interior areas
- Reduced by 20% to EUR 280,000 for 'low density' areas*

*Low Density Areas are defined as less than 100 inhabitants per km² or with a GDP per capita below 75% of the national average.

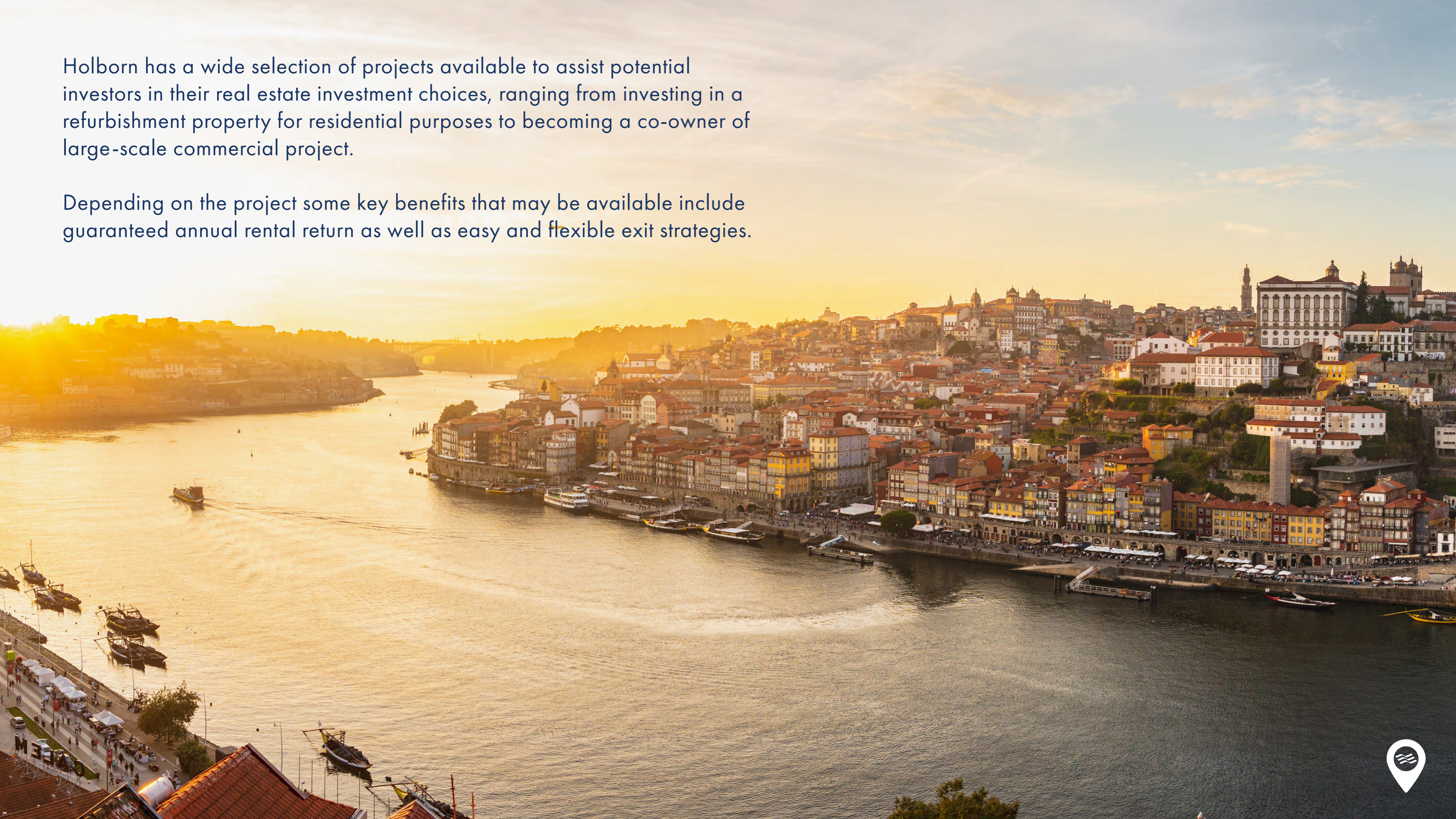
Please note:

- *The applicant can purchase multiple properties but needs to make sure that the minimum amount is met*
- *The applicant can also combine their investment with other applicants. For example, if the applicant purchases a €1 million house with a friend, both of them can apply for the Portugal Golden Visa, as each of them has spent a minimum of €500,000*



Holborn has a wide selection of projects available to assist potential investors in their real estate investment choices, ranging from investing in a refurbishment property for residential purposes to becoming a co-owner of large-scale commercial project.

Depending on the project some key benefits that may be available include guaranteed annual rental return as well as easy and flexible exit strategies.



Some key considerations when owning property in Portugal

Here is a general breakdown of the costs associated with the purchase of real estate in Portugal

| | |
|------------------------------|---|
| Notary | Approximately 800-1200 EUR |
| Property Transfer Tax (IMT) | 6.5% Land, offices, touristic apart 6% Villas and apartments 5% Rustic land |
| Registration of the Property | Approximately 250 EUR |
| Stamp Duties Tax | 0.8% of the property price |

Above-mentioned costs will be paid when the client is purchasing the property before the residency application

Here is a breakdown of the yearly costs associated with the rental of the property

| | |
|--------------------------------------|---|
| Yearly Municipality Tax (IMI) | Approximately between 0.3% and 0.45% in villas and apartments |
| Income Tax Rate | Flat rate of 28% |
| Stamp Duties on New Rental Contracts | 10% of 1 ST month of rental |
| Management Fees | May be applicable according to the individual property |



Investment Option 2: Investment Funds

Capital transfer of 500,000 Euros or higher to invest in an investment fund or venture capital fund incorporated under Portuguese law which is dedicated to the capitalization of companies, whose maturity at the moment of the investment is at least five years and with 60% of the investment portfolio realized in commercial companies with their head office in national territory.

Investment Option 3: Business - Creation of jobs

The applicant can choose one of the following options:

- Creation of a minimum of ten new jobs (eight new jobs in a low population density area). There is no certain amount that needs to be invested here, however, the positions need to be newly created and full-time. The business needs to be a limited company with a single owner. And that one owner will qualify for the visa, along with his family members as stated above. This option is very popular with start-up or tech companies, and especially in Lisbon due to its bustling lifestyle and capable workforce.
- Investment of EUR 500,000 for the incorporation or increase of the share capital of a company that is registered in Portugal, creating or maintaining a minimum of five permanent jobs for a period of three years.

Investment Option 4: Capital Transfer

Transfer of capital of at least €1.5 million to Portugal into a Portuguese bank account or approved investments. Proof of the bank transfer deposits to Portugal from an international account that adds up to at least this amount is needed.

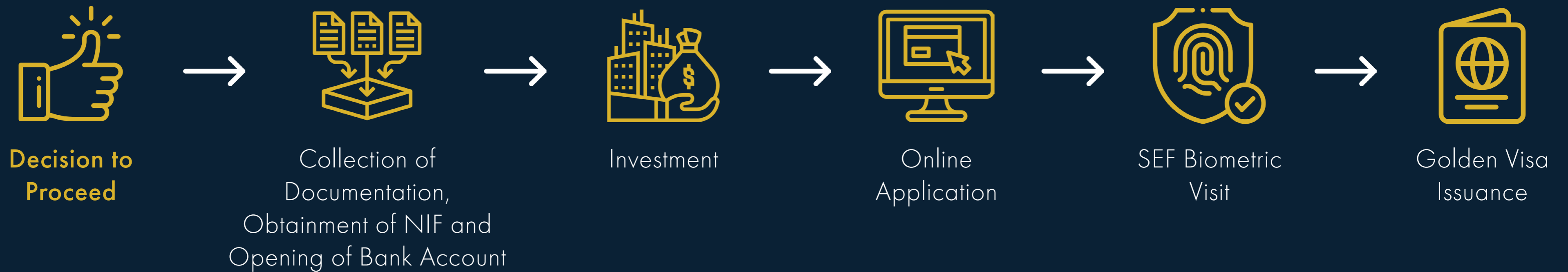
Investment Option 5: Science & Research Activities

The applicant can choose one of the following options:

- EUR 500,000 for research activities of public or private entities that are part of the national scientific and technological research. The research needs to be conducted by an accredited national institution in Portugal.
- EUR 250,000 in support of artistic production or in the recovery or maintenance of national cultural heritage, arts or culture in Portugal.



Support through every step...



Decision to Proceed:

Congratulations on your decision to proceed with the application of the Portugal Golden Visa! At Holborn we will be with you, supporting you through every step. Once you are on-boarded and have decided on what investment you would like to proceed with, we will be your main point of contact and coordinate all aspects in order to make the process as streamlined, efficient and hassle free as possible.



Support through every step...



Decision to Proceed



**Collection of Documentation,
Obtainment of NIF and
Opening of Bank Account**



Investment



Online Application



SEF Biometric Visit



Golden Visa Issuance

Collection of Documentation, Obtainment of NIF and Opening of Bank Account:

Before you can proceed with your investment and application for the Golden Visa, we will obtain personal NIF numbers. The NIF is your personal tax identification number used for tax purposes. In the meantime, we will also send you a complete list of documents that are needed, and guide you through the collection, translation and certification process. Once the NIF number is obtained, we will also proceed with the opening of your bank account in Portugal.



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Decision to Proceed



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Investment



Online Application



SEF Biometric Visit



Golden Visa Issuance

Investment:

Once the bank account is opened, and you have transferred the necessary funds to your Portuguese bank account, along with the Portuguese lawyers, we will proceed with assisting you in completing your investment. The investment procedures will differ depending on the investment options you choose.



Support through every step...



Decision to Proceed



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Online Application



SEF Biometric Visit



Golden Visa Issuance

Online Application:

The lawyer will submit your application with the documents online to Foreigners and Borders Service (SEF). You will need to pay the visa processing fee at this moment. The lawyers will submit your application along with your family at the same time in order for all the applications to be processed simultaneously.



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SEF Biometric Visit



Golden Visa Issuance

SEF Biometric Visit:

After initial approval from the SEF, they will provide alternative appointment slots for you and your family to come to Portugal for an appointment. At the appointment date, you and your dependents need to appear in person to submit your biometric data and perform a basic interview.



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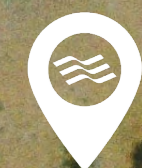
Once the application is approved, you will need to pay the issuance fee for Golden Visa to the government. We will collect your residence cards on your behalf and send them to you. Your 5 years of Golden Visa residency counts from the date shown on your initial card.



Summary of Current Immigration Costs

| | For Main Applicant | For Each Additional Family Member |
|--|---|-----------------------------------|
| Initial Application Processing Fee for Golden Visa | €539.66 | €539.66 |
| Approval of Golden Visa | €5,391.56 | €5,391.56 |
| Application Processing Fee in Year 2 | €539.66 | €539.66 |
| Renewal Costs in Year 2 | €2,696.29 | €2,696.29 |
| Application Processing Fee in Year 4 | €539.66 | €539.66 |
| Renewal Costs in Year 4 | €2,696.29 | €2,696.29 |
| Fees in Year 5 | Costs will differ depending on what option you choose | |

*Correct as of 21st October 2022



What happens next?

Year 1-2: Golden Visa Card #1

Your much awaited Golden Visa Card has now arrived and you can now take advantage of all the benefits that this includes! As previously discussed, throughout year 1 and 2 all holders of the Golden Visa are required to spend a minimum of 14 days in Portugal within these two years. Close to the end of the 2nd year, we will assist you in order to renew your residence card, which will include setting an appointment with SEF in Portugal, coordinating with you to provide up-to-date documentation, and for you to pay the renewal fees for yourself and for your dependents.

Year 3-4: Golden Visa Card #2

Similar to your first Golden Visa residence card, the second one is valid for another two years. Again, all holders will need to spend a minimum of 14 days in Portugal within these two years. At the end of the two-year period, we will once again assist you to go through the renewal process.



Year 5-6: Golden Visa Card #3

Your third Golden Visa residence card will also be valid for two years. However, at the end of year 5, you have to decide between which three options you will proceed with:

- **Renew your Golden Visa and continue with the temporary resident status:** Your Golden Visa can be renewed indefinitely every two years; however you will need to hold on to your investment as long as you renew your Golden Visa card.
- **Apply for Portuguese citizenship:** To apply for the Portuguese Passport some of the main requirements are that you need to pass an A2 level Portuguese language test which includes the basic understanding of the Portuguese language, prove that you have links to the country such as through your investment, have no criminal record etc. Once you obtain the citizenship, you do not need to keep your investment and will obtain all the rights of an Portuguese and EU citizen!
- **Apply for permanent residence in Portugal:** Alternatively, if you prefer, you can apply for the Portuguese Permanent Residency which, among other requirements, also includes the A2 level Portuguese language test as well as the need to provide a physical address of residence in Portugal. Once you obtain the Permanent Residency, you do not need to keep your investment.

Please note during each year you may have to submit a tax declaration and pay income tax on any income derived in Portugal (if you are a non-tax resident) or on your worldwide income if you are a Portugal Tax resident.

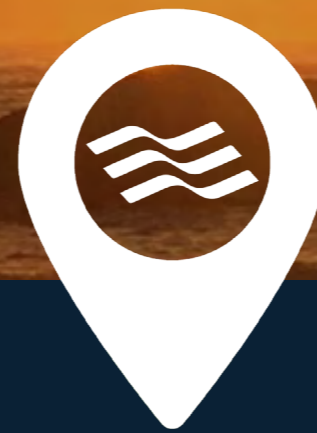


Living in Portugal

One of Europe's oldest countries, Portugal boasts a rich and diverse culture, delicious food and blissful Mediterranean climate. Along with its strong infrastructure, public health and education system and its safe and stable environment, it is an ideal location for raising families, conducting business or simply for travel.

| | |
|------------------------|--|
| LANGUAGE | Portuguese (official), Mirandese (official, but locally used) with English widely spoken |
| GOVERNMENT TYPE | Semi-presidential republic |
| CURRENCY | Euro (EUR) € |
| TOTAL AREA | 92,090 sq. km. |
| CAPITAL | Lisbon |
| POPULATION | 10.3 million |
| ECONOMY | Business-oriented services and manufacturing based |





HOLBORN

CITIZENSHIP & RESIDENCY



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DISCLAIMER: The contents of this presentation are provided for information purposes only and should not be taken as investment, financial or any other advice. All investments carry risk, it should be understood that the ultimate risk of investing in order to obtain the Golden Visa could include the total loss of the principle investment. The information contained in this presentation may be changed by legislative amendments, official circulars of the public services and private entities involved in the process of acquisition of authorization of residence. No guarantees are offered by the Holborn Group of Companies.