

CYPRUS - Your Home in Europe





The Magic of Cyprus

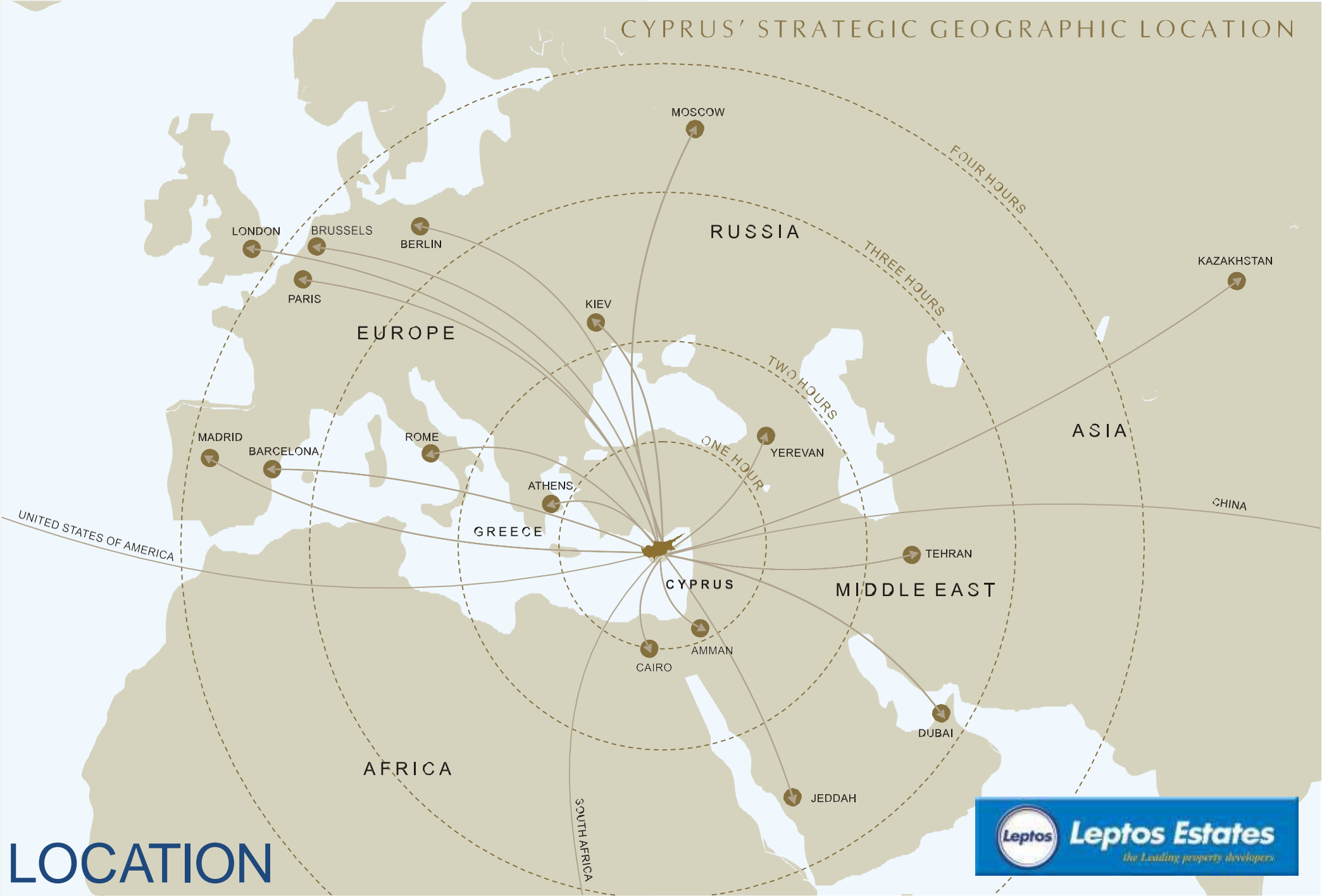


CYPRUS

- Presidential Democratic system
- Member of EU since 2004
- Member of Euro since 2008
- Population just under 1 million
- 5th best Relocation destination
- Language: Greek & English
- 340 days of Sunshine
- 57 Blue Flag Beaches
- Two International Airports: Paphos & Larnaca
- Main International Port: Limassol
- Annual GDP per capita: €20k+
- 2017 Paphos European Capital of Culture



CYPRUS' STRATEGIC GEOGRAPHIC LOCATION

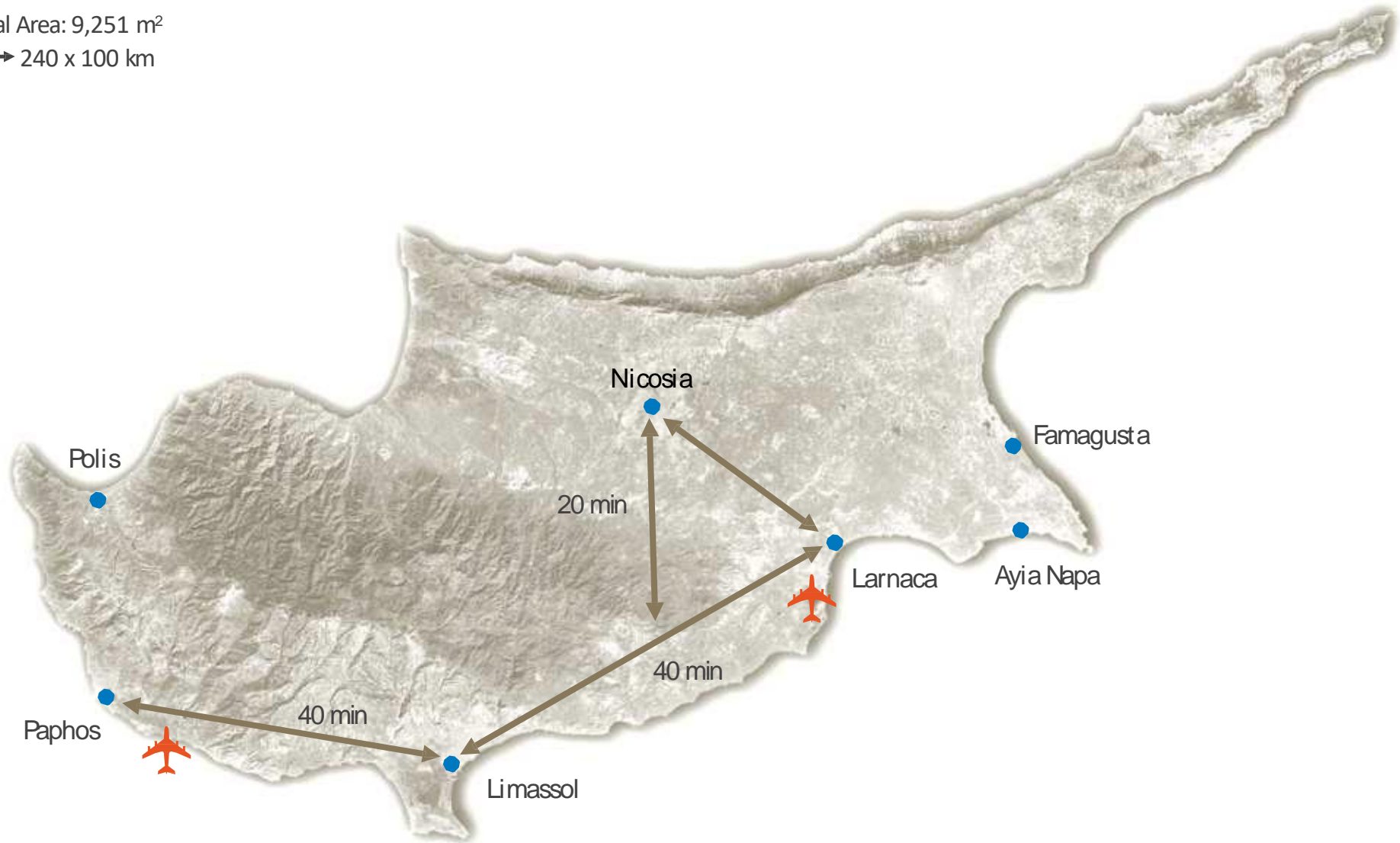


LOCATION



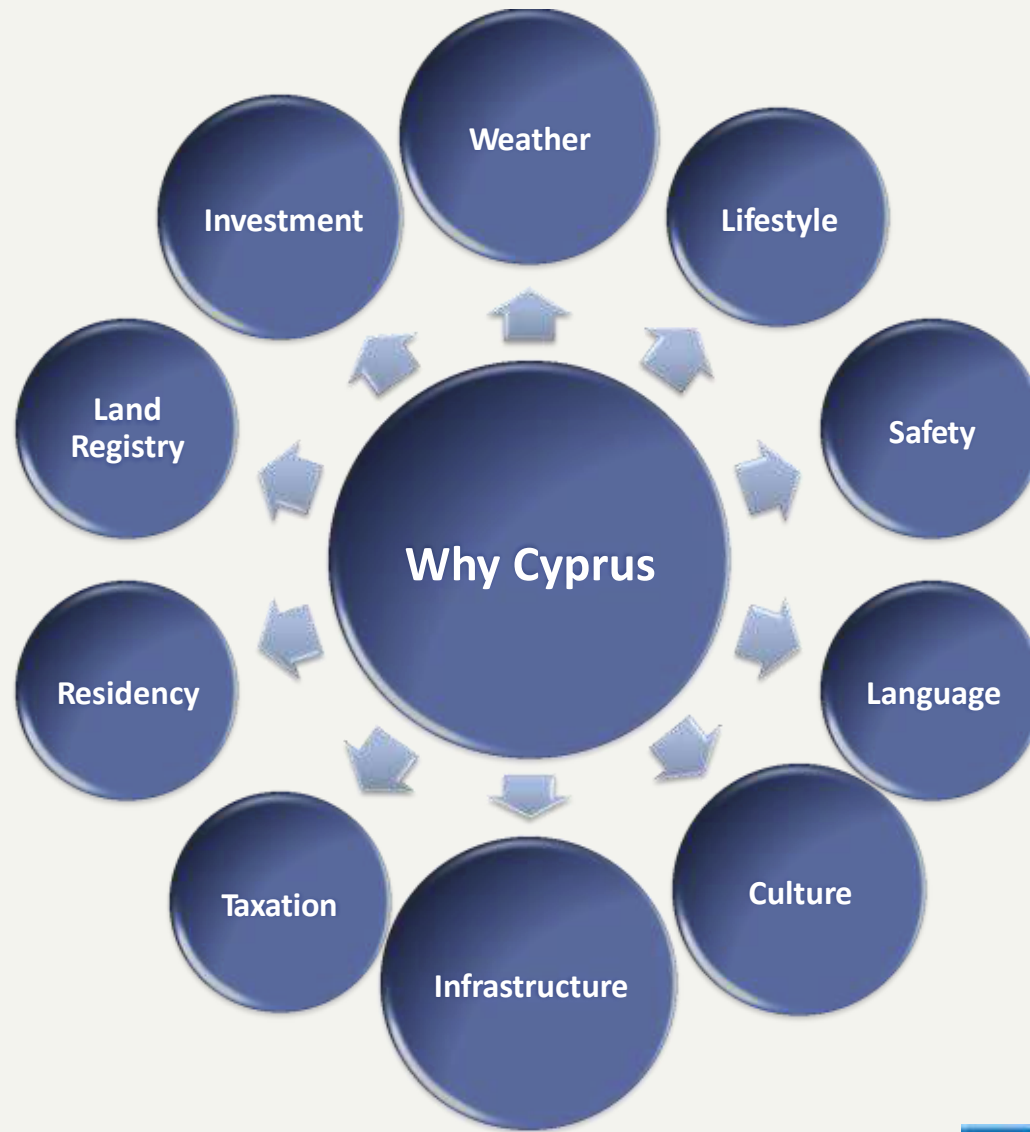
Total Area: 9,251 m²

↔ 240 x 100 km



CYPRUS





WHY CYPRUS

WEATHER

- 340 Days Sunshine per year
- Healthy Mediterranean weather to work and live in
- The mildest winter within the EU (Unique competitive advantage)



WHY CYPRUS



LIFESTYLE

- High standard but low cost of living
- Sea activities and sports
- Mountain Excursions (Nature trails, Hiking, Bicycling, Skiing)
- Golf Courses
- Yachting
- Wineries (Wine testing)
- Opera, Theaters and Festivals all year round
- International Dining and Wining



WHY CYPRUS



INFRASTRUCTURE

- Attractive and significant international business hub
- Highly developed road network
- Latest technologies telecommunication centers
- Internationally accredited Universities all cities
- 4th (out of 144 countries) on higher education and training
- State of the art Medical facilities
- International airports
- Sea ports (Cargo & Passenger)



WHY CYPRUS



SAFETY

- One of the safest destination in the world
- 1st safest country in the world among smaller countries and the 5th worldwide.

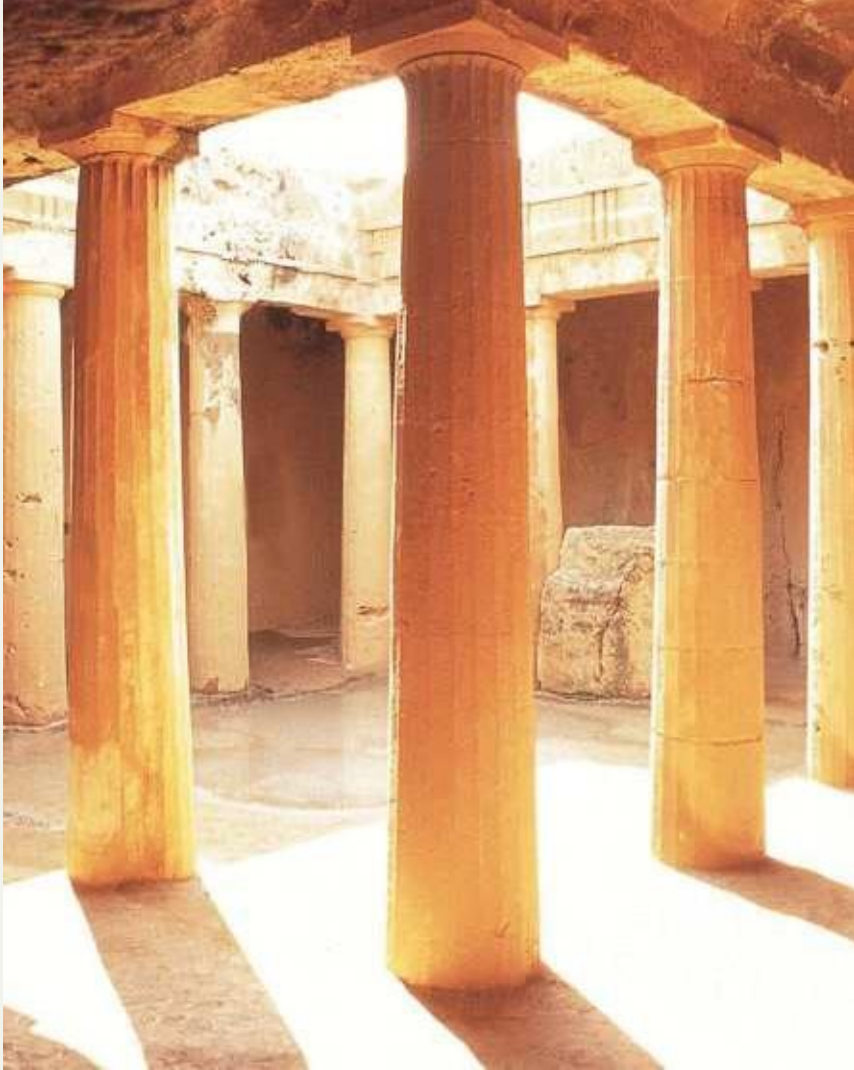
(Cyprus has 1/16th of the average EU crime rate with virtually no hard crime)



WHY CYPRUS



CULTURE



- 10000 year history & civilization
- UNESCO World Heritage Sites
- 10 Byzantine churches in World Heritage site



WHY CYPRUS



THE ISLAND OF ALL SEASONS



Leptos

**CYPRUS
HOLIDAY
HOMES**
FROM € 150,000

**The two ends of
paradise, right here in Cyprus!**

WHY CYPRUS



FACTS ABOUT CYPRUS ECONOMY

- With GDP Growth of 4.1% for 2017
- And GDP Growth 4.0% for 2018
- A record High Tourism of 3.9 million in 2018 an increase of 15% comparing with 2017.
- Unemployment rate dropped from 10.6% to 7.3%
- The recent natural Cyprus Gas Discoveries (8 trillion cubic feet) in the exclusive economic zone sea plot # 6 which will have a substantial impact of all aspects of the Cypriot economy and especially in the real estate industry



MORE FACTS ABOUT CYPRUS ECONOMY IN 2018

- Property Prices increased 5.2 % 2018
- Property sales contracts registered increased of 22% in 2018, the highest level since 2008.
- Overseas sales rose 35% in 2018 comparing with 2017.
- Domestic sales increased 31% of the property sales which show local market is getting stronger.
- Rental prices rose 8% for apartments and 10% for the villas.
- Standard & Poor's rating agency confirmed on September 15th the credit rating of Cyprus at BB+/B.



CYPRUS IMMIGRATION PROGRAMS

CITIZENSHIP & PERMANENT RESIDENCE

The Road to Global Citizenship



Leptos Estates

the Leading property developers



Аккредитованный провайдер при Министерстве Финансов Республики Кипр

Гражданство через инвестиции

SCHEME FOR NATURALISATION OF INVESTORS IN CYPRUS

BENEFITS:



Freedom of movement

Live, work and travel anywhere in the European Union and travel visa-free to 157 countries, including all EU countries, the UK, Canada and Australia



All family can acquire Cyprus citizenship

The program covers the investor, the spouse and dependent children up to the age of 28. No financial criteria for the spouse and children. The investor's parents are now also eligible for obtaining EU citizenship (additional residential property purchase for 500,000 euros is required)



Freedom of capital movement

Free unlimited money transfers from Individual citizens and companies within the EU for property purchase in any EU country and capital investment in any business activity.



No physical residency presence required

Neither before the application nor after obtaining citizenship



Fast-track process

Up to 9 months to obtain a passport



No requirements to learn the language or history

No need to pass any exams in the national language or history of the country



CYPRUS INVESTMENT PROGRAMME

€ 2 mln (plus VAT if any) – Single residential property investment.

€ 2 mln (plus VAT if any) – Investment in several residential properties.

€ 2,5 mln (plus VAT if any) – Investment in Commercial and Residential real estate.

After 5 years the investor is free to sell it and buy another worth at least €500,000.

❖ In case **the residential property** had already been used by another investor for the passport program, the required investment amount is increased **from € 2 mln (plus VAT if any) to € 2,5 mln (plus VAT if any)**

- **Non-refundable donation required:**
 - €75,000 to the “Research Promotion Foundation”
 - €75,000 to the “Cyprus Land Development Corporation”.
- **Schengen Visa is required.**
- **A more thorough check will be conducted to each applicant.**
- **If there has been a refusal in obtaining EU citizenship previously, then it is no longer possible to apply for Cyprus citizenship.**



KEY INFORMATION TO KEEP IN MIND

- The application of the spouse is submitted concurrently with the application of the main applicant. Upon the approval of these applications, children applications follow;
- **As per July 14th, 2017** Applicant can become a tax resident in Cyprus, when he/she spends at least **60 days** on the island during a calendar year;
- Dual citizenship is permitted and the acquisition of citizenship in Cyprus is not reported to other countries



EUROPEAN CITIZENSHIP

TAX INCENTIVES:

- 0 % Inheritance, Wealth and Gift Tax
 - 0 % First €19.500 are exempt from personal income tax
 - 0 % On dividend income per non-Cypriots
 - 0 % On Widow's pension
 - 0 % instead of 8% property transfer fees are payable (if VAT was paid)
 - 0 % Immovable Property Tax (from 2017)
 - 5 % A reduced VAT (5% from 19%) for properties purchased
 - 12.5% Corporate tax, one of the lowest in Europe
- NON DOM Residence persons** have high exemptions from many taxes and rates (from 50%-100%) for their Cyprus and non-Cyprus income



WHAT YOU CAN EXPECT FROM US

- In-depth knowledge of the relevant legislation and procedures to ensure successful applications;
- Vast experience in successful preparation and processing of citizenship applications;
- Confidentiality;
- Advise on the required financial criteria, conditions, and application requirements;
- Advice to select the right properties according to your needs.



CYPRUS PERMANENT RESIDENCY FOR THE WHOLE FAMILY (FAST TRACK)

Unique residency privileges for non EU citizens through the purchase of a residential property with a minimum value of € 300,000



SCHEME FOR PERMANENT RESIDENCY IN CYPRUS

BENEFITS:

Fast process

Only 3 months from the application date

Cyprus Permanent Residence applies to the entire family

(Parents, children, grandparents)

No need to reside in Cyprus

If the applicant and the family members stated in the documents visit the country at least once in 2 years

Cyprus Residence Permit is permanent

And there is no need for future reconsideration. It is a lifetime permit (if immovable property worth €300,000 is owned)

Opportunity to obtain a Cyprus passport

Cyprus Permanent Residents have the right (under certain conditions) to apply for a Cypriot passport following their physical presence for a total of 5 years within a 7 year period

Risk free Freehold property

ensures permanent property rights

How to Qualify - Eligibility Criteria

- Investment in single or several residential properties up to €300.000 plus VAT (if applicable)
- The parents of the main applicant can obtain Permanent Residency through main applicant
- Clean Criminal Record from country of origin (and from country of residence, if different)
- Applicant must provide all necessary identification documentation:
 1. Passport Copy
 2. Birth Certificate
 3. Marriage Certificate
 4. Two Passport Size Photos
 5. CV
 6. MIP1 form completed and signed

All official documents must be apostilled and translated in English

GREECE GOLDEN VISA PROGRAM



GREECE IMMIGRATION PROGRAM

PERMANENT RESIDENCE



Affordable
only 250.000 €



No minimum stay requirement
No requirement to spend minimum time in the country



At the crossroad Of three continents
Conveniently located between Europe Asia and Africa



Unique natural beauty
Thousands of islands, endless award-winning beaches, spectacular mountains



Greek lifestyle
The Greeks are among the most hospitable people in the world



Schengen area
Greece is part of Schengen area



Safe
Greece has one of the lowest crime rates in Europe



Cradle of civilization
The basis of Philosophy, the vision of Democracy, and Mathematics flourished in Greece



Perfect investment Opportunity
Greece is exiting a long recession, with Property values expected to rise significantly



Health & education services
Greek Health care system is one of the best in Europe

HOW TO QUALIFY – ELIGIBILITY CRITERIA

- Investment in real estate property up to €250.000 plus VAT

1. Passport Copy
2. Birth Certificate
3. Marriage Certificate
4. Four Passport Size Photos
5. Medical insurance
6. Application Form

PR card is issued in less than 20 days after the contract is signed and biometric data are provided for Crete, and approx 3 months for Athens and Santorini

The residence is permanent and is valid during the lifetime. Yet it is necessary to renew the PR card every 5 years.



APHRODITE SEA-FRONT, CHANIA, CRETE



VIGLIA BEACH-VILLAS, CHANIA, CRETE



PAROS GARDENS, CHANIA, CRETE



SANTORINI VILLAS



WHY LEPTOS

- Already developed **25,000 quality properties**
- Presence in EU, RSA, Scandinavia, Russia, Ukraine, Far East, China
- **325 Projects**
- International Award Winning Projects Offices & representatives in **75 countries**
- Developed, owns & manages 3,500 tourist beds hotels and resort villages in Cyprus and Greece



Leptos Group

Hotels
Ownership &
Management

Travel and
Tourism

Real Estate

Education

Health Care

- 56 years of active presence in the Real Estate Industry in Cyprus and abroad (Established 1960)
- One of the largest employer groups in Cyprus (1,500 employees)
- Largest land-owner in Cyprus
- Owner and Operator of Neapolis University, Paphos
- Owner and Operator of Iasis Private Hospital, Paphos



WHY LEPTOS

LEPTOS GROUP AWARDS

Leptos Group of Companies have won numerous prestigious Local & International awards for their property developments as well as for their Hotels and Resorts



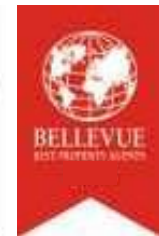
KEBE awarded Michael Leptos as Entrepreneur of the year

The Honorary Business Leader Award of KEBE for the "Overall Contribution to Entrepreneurship" was awarded by the President of the Republic Mr. Nicos Anastasiades to Michael Leptos, Founder and Chairman of the Leptos Group of Companies as well as of the Neapolis University Pafos.



Cyprus Export Awards

The Founder and Chairman of the Leptos Group, Mr. Michael G. Leptos receives the "Cyprus Export Award" from the President of the Republic of Cyprus Nicos Anastasiades.



Since 1960



INDICATIVE CURRENT PROJECTS



SEAFRONT LUXURY VILLAS



BESPOKE HILLTOP VILLAS



GATED RESORT RESIDENCES



SEAFRONT LUXURY APARTMENTS



PRIME COMMERCIAL SPACE



GATED RESORT VILLAS



ADONIS BEACH VILLAS





ADONIS BEACH VILLAS





ADONIS BEACH VILLAS





LIMASSOL
DEL MAR

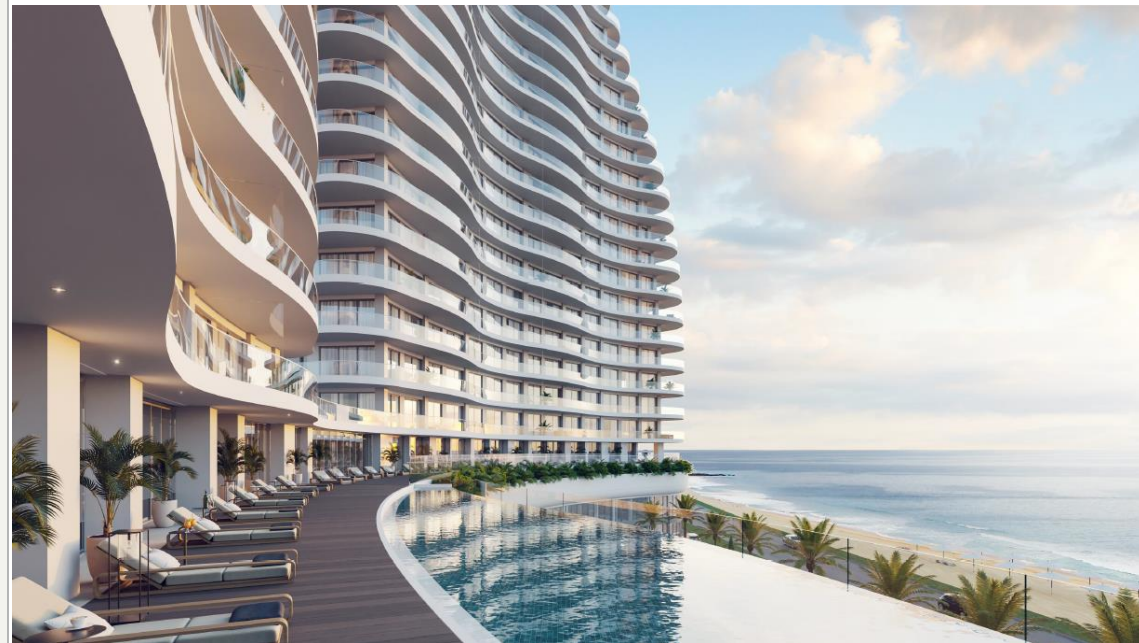


AN ICON INSPIRED BY THE SEA

LIMASSOL DEL MAR

LOCATION

- Seafront, prime plot of land. (34,000 sqm land area & 170 meters sea-frontage)
- High-end & fresh neighbourhood
- High-rise iconic architecture
- Direct sea facing penthouses & residences of 2,3 & 4 bedrooms
- Luxury finishes, & grand sized layouts
- Sea facing resident's facilities (including club, gym, pools and spa areas)
- 24hr concierge with hotel style services
- High-end commercial plaza which will enhance the project's overall destination outlook and occupy centre stage on Limassol's vibrant shopping & dining scene





Living areas with unobstructed views to the sea

FURNISHED BY
**GIANFRANCO
FERRE**
HOME

Kitchens by Arclinea

FURNISHED BY

GIANFRANCO
FERRE

1927

Master bedroom with sea view

FURNISHED BY

GIANFRANCO
FERRE
HOME



LIMASSOL
DEL MAR

FURNISHED BY

GIANFRANCO
FERRE
HOME

Residents private lobby

A modern, high-end restaurant and bar interior. The space is characterized by a long, low-profile orange velvet sofa with grey armrests and legs, positioned along a wall of large, arched windows. The windows offer a view of a coastal area with blue water and buildings. The ceiling is a prominent feature, featuring a grid of gold-colored metal frames with recessed lighting. The floor is a light, polished material. In the foreground, a dark, textured marble table is set with a white plate, glassware, and a vase of white flowers. Several white upholstered chairs with dark wood legs are arranged around the tables. In the background, a bar area with a gold-colored, textured wall and a chandelier is visible. The overall atmosphere is bright, airy, and sophisticated.

Residents Restaurant and Bar

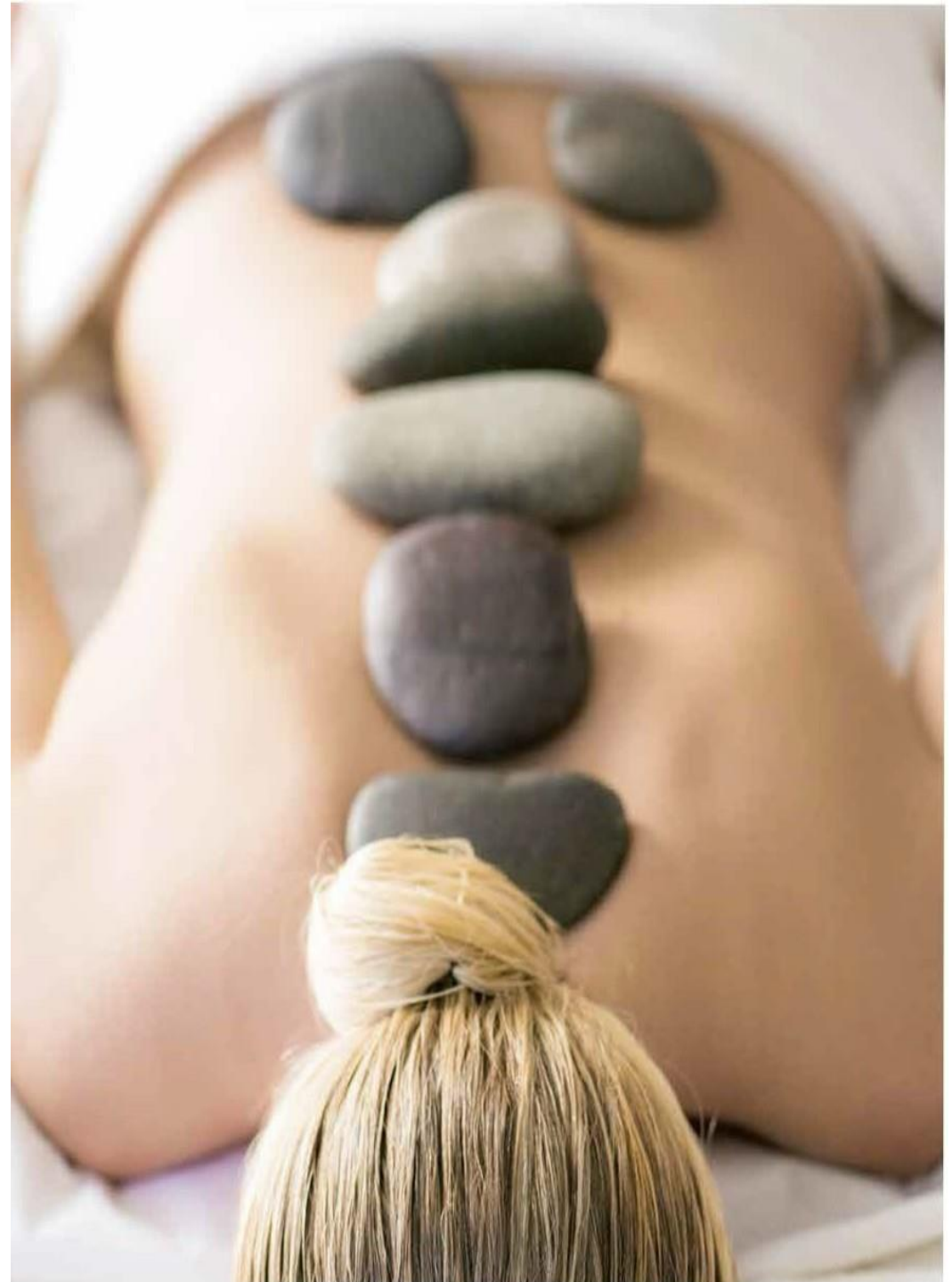
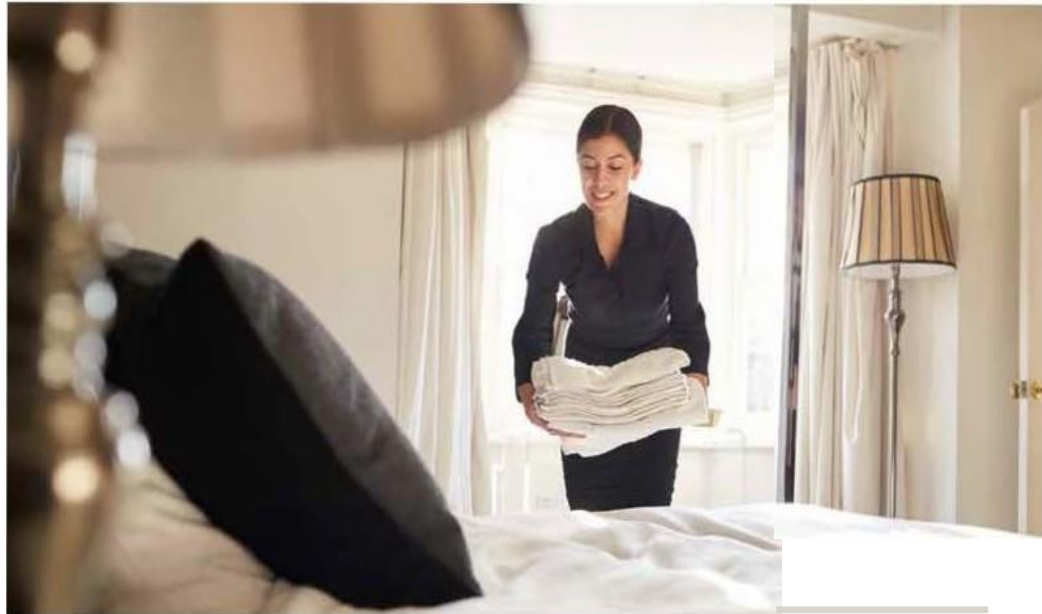
FURNISHED BY
**GIANFRANCO
FERRE**
HOME



Indoor swimming pool



EXEPTIONAL SERVICE
A WEALTH OF AMENITIES



PROJECT OVERVIEW

Finishes Mood Board

- Modern Interior Design
- Smart Building Technology
- Luxury Lobby
- Owners Club (sea facing)
- Gym, sauna, Jacuzzi, Spa (sea facing)
- Outdoor Pool (sea facing)
- Indoor Pool (sea facing)
- Kids Playgrounds
- Underground Parking





LE PLAZA DEL MAR Shopping



LE PLAZA DEL MAR Dining



LIMASSOL

DEL MAR EXCLUSIVE SEAFRONT LIVING





PRESENTING



L. MASSOL

BLU MARINE

EUROPE'S NEW RIVIERA



DEVELOPMENT CONCEPT: High-End Sea facing Residential Units

LIMASSOL

CITY CENTRE



BLUE MARINE LIMASSOL

Live, work & play in this high-rise mixed use development, at an exclusive seafront address in the heart of Limassol, 300 meters from the Limassol Marina

- Beachfront location
- Comprises of:
 - High rise apartment tower
 - High-Tech office tower
- Landmark architecture (London architectural firm Benoy)
- Serviced living lifestyle
- 250 apartments
- Office tower



• 50m Outdoor Pool • 25m Indoor Pool (Heated) • 1000sq.m Spa •



At Limassol Blu Marine, you will enjoy a 24hr concierge service, a luxury lobby and a restaurant to name a few





LIFE BY THE SEA





LIFE BY THE SEA



YOUR NEW LIFE AT
LIMASSOL BLUE MARINE



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Moscow City, Empire Tower,
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floor 44, office 4413

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