

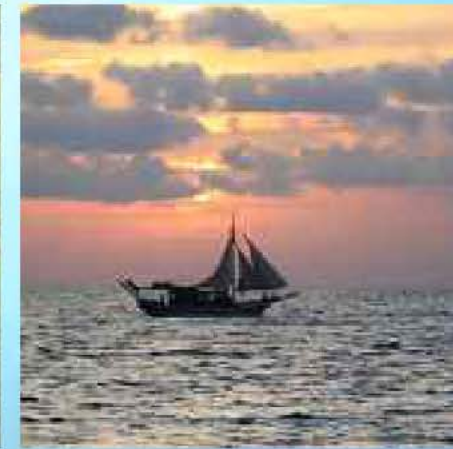
EU CITIZENSHIP & RESIDENCY

VIA
REAL ESTATE INVESTMENT
FOR CYPRUS AND GREECE



FACTS ABOUT CYPRUS

- Official Name: Republic of Cyprus
- Member of: European Union
- Area: 9,250 km²
- Population: 838,897 (2011)
- Population density: 90.7/Km²
- Currency: Euro
- Language: Greek & English
- Annual Days of Sunshine: 340
- Blue Flag Beaches: 52
- International Airports: Paphos & Larnaca
- International Port: Limassol
- Annual GDP per capital: €20k+



CYPRUS



Leptos Estates
(In Cyprus and the Republic of Cyprus)

More Facts & 2013 Global Competitiveness

39th out of **189** countries

Ease of Doing Business



THE WORLD BANK
Working for a World Free of Poverty

32nd out of **161** countries

Best Countries for Business

BLOOMBERG RANKINGS

31st out of **176** countries

Corruptions Perceptions Index



29th out of **140** countries

*The Travel & Tourism
Competitiveness Report*



27th out of **145** countries

Best Countries for Business

Forbes

27th out of **142** countries

The Global Innovation Index



21st out of **140** countries

*Best Travel & Tourism
Environment & Infrastructure*



1st out of **EU28**

Bathing Water Quality





LOCATION





OBTAIN A CYPRUS (EU) PASSPORT

VIA

**€2.5mm REAL ESTATE
INVESTMENT**



Leptos Estates

the Leading property developers

Passport Program

- *The Cyprus Government enables foreign investors to obtain Cyprus (EU) citizenship through naturalization.*
- *The program applies to the immediate family of the applicant i.e the spouse and the children up to the age of 28 if full time university students*
- *Fast track procedure: Approval will be issued within about 3 months*
- *New program is more affordable than ever*
- *This is an investment, NOT a donation*

The Investment

A € 2.5 million (plus vat) - Investment in a single Residence

- *A single property to be used as a residence at a minimum value of €2,5 million
The residence must be retained by the investors*

A € 3 million (plus vat) - Real estate investment

- *Out of which a property to be used as a permanent residence of a minimum value of € 500,000. The residence must be retained by the investors*
- *The remaining € 2,5 million can be invested in other properties, including residential, commercial and plots which may be resold after 3 years*
- > *Any property/ies purchased during the past 3 years will also count towards the required investment amount*
- > *Investors will be part of a collective real estate investment scheme with a minimum of 5 applicants. Leptos will provide the remaining applicants*

Quarantee

*Leptos Estates is so confident in its approval rate and process that offers a money-back guarantee to its clients if the citizenship is not received **

** Terms and conditions apply*

Benefits



- > *Same rights as any European Citizen*
- > *Cyprus allows multiple citizenship*
- > *You can travel, live, work and study anywhere in the European Economic Area (European Union, Iceland, Liechtenstein and Switzerland)*
- > *Travel to 170+ countries without a visa*
- > *Offers an effective tool for family and tax planning*
- > *Offers an additional insurance against political instability*
- > *Cyprus has zero inheritance tax*
- > *Enables access to some of the best healthcare and education in the world*



EU Destinations Overview

UK

- Education free of charge
- University standard fees & loans available
- Healthcare free of charge
- Unemployment & housing benefit
- Child benefits from 1st child
- Pension entitlement

SWEDEN

- Education including university free of charge
- Healthcare free or very low cost
- Unemployment and disability benefits
- Housing benefit and child benefit from 1st child
- Pension entitlement

GERMANY

- Education including university free of charge
- Healthcare through medical insurance
- Unemployment benefits & retraining
- Child benefits from 2nd child
- Pension entitlement

FRANCE

- Education free of charge
- University fees below €250p.a.
- Healthcare through government medical insurance
- Unemployment benefits & retraining
- Child benefit from 1st child
- Pension entitlement

** Terms and conditions apply*

EU Residency Cyprus & Greece



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Cyprus Residency Program

- *The Cyprus Government enables foreign investors to obtain Cyprus (PRP) Permanent Residency through a purchasing of a real estate of 300,000 euro.*
- *The program applies to the immediate family of the applicant i.e the spouse and the children up to the age of 28 if full time university students*
- *Fast track procedure: Approval will be issued within about 2-3 months*
- *New program is more affordable than ever*
- *This is an investment, NOT a donation*

Greece Residency Program

- *The Greece Government enables foreign investors to obtain Cyprus (EU) PRP permanent Residency with a purchasing of real estate of 250,000 euro*
- *The program applies to the immediate family of the applicant i.e the spouse and the children up to the age of 28 if full time university students*
- *Fast track procedure: Approval will be issued within about 1 month*
- *New program is more affordable than ever*
- *This is an investment, NOT a donation*

Leptos Group Overview



Leptos Group

**Hotels
Ownership &
Management**

**Travel and
Tourism**

Real Estate

**Education (Private
University Owner
& Operators)**

**Health Care
(Private
Hospital Owner
& Operator)**

- 54 year old company (Established 1960)
- One of the biggest employer in Cyprus (1,500 employees)
- Biggest buildable land owner in Cyprus



Leptos Estates
Real Estate Development

General Facts

- Already developed **25,000 quality properties**
- EU, RSA, Scandinavia, Russia, Ukraine, Far East, China
- **300 Projects**
- International Award Winning Projects
- Synonymous with quality property & holiday development in EU , RSA, Scandinavia, Russia and etc.
- Offices & representatives in **75 countries**
- Developed, owns & manages 3,500 tourist beds in hotels and hotel villages



LEPTOS GROUP OVERVIEW



Leptos Estates
the leading quality developer

Additional General Facts

- After Sales and property Management services with a team of 52 people.
- Private hospital with a special service for clients
- Private University (Neapolis) accredited all over the world.
- Provided options to the clients to select their own designs and finishes.
- An option to choose the prefer location for their villa.
- An option to trade in the existing property for a different property.
- Consult clients for the school which their children will attend.
- Assist clients through all steps in order to obtain a Permanent Residency.
- A guarantee to receive a European Passport is provided to all clients.
- Rental service is provided with guarantee monthly income for 3-4 years.
- Insurance services are provided within the group.
- Travel agency within the group is available for all clients with special prices.
- Russian Speaking staff is available to all the departments of Leptos Group

Leptos Elite Homes

INDEX

ADONIS BEACH VILLAS

CORAL BAY VILLAS

KAMARES VILLAGE

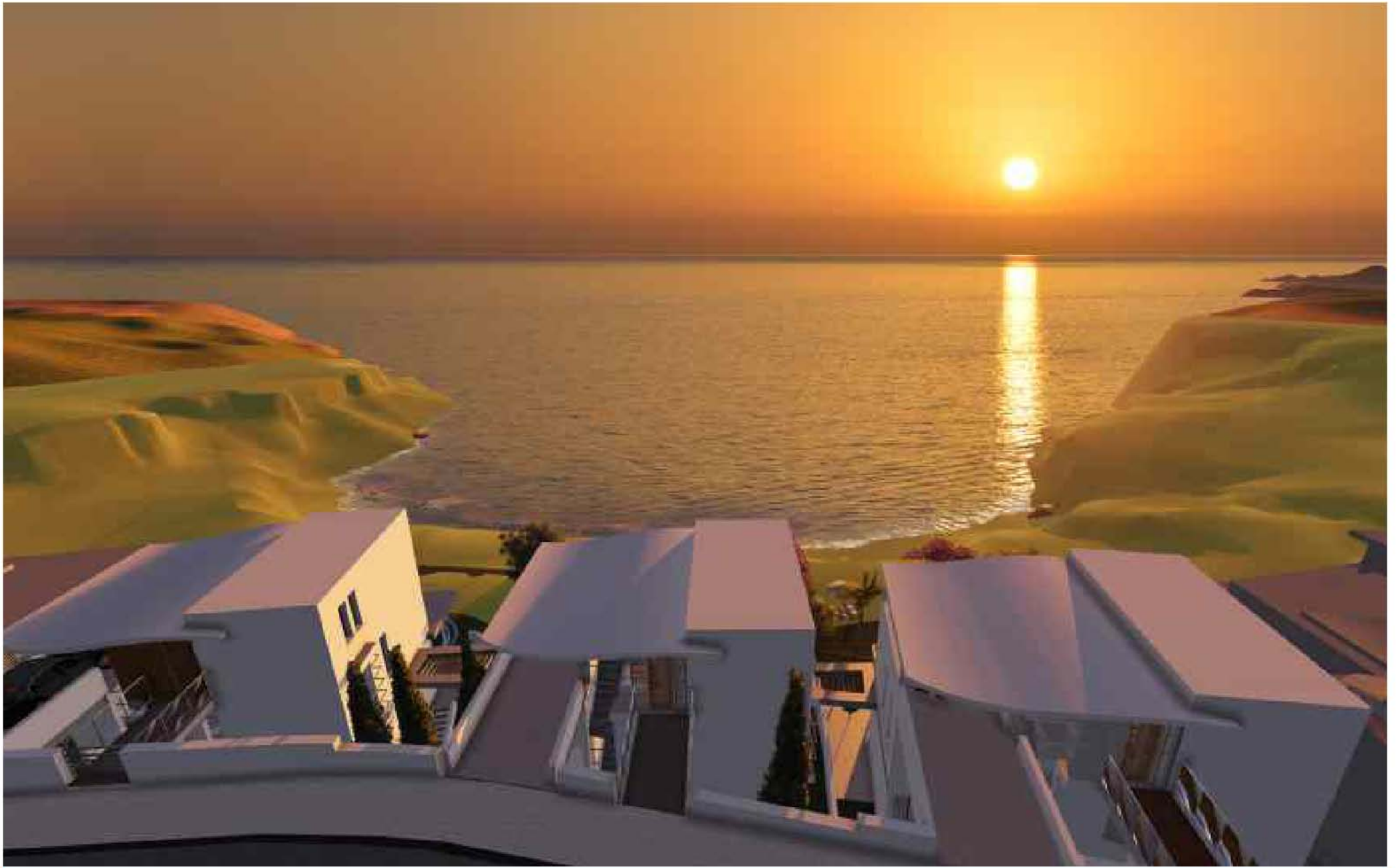
SKLINIKARI BEACH VILLAS

SEA CAVES VILLAS



Adonis Beach Villas

ADONIS BEACH VILLAS LOCATION



ADONIS BEACH VILLAS VIEWS



Adonis Beach Villa 36



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the Leading property developers



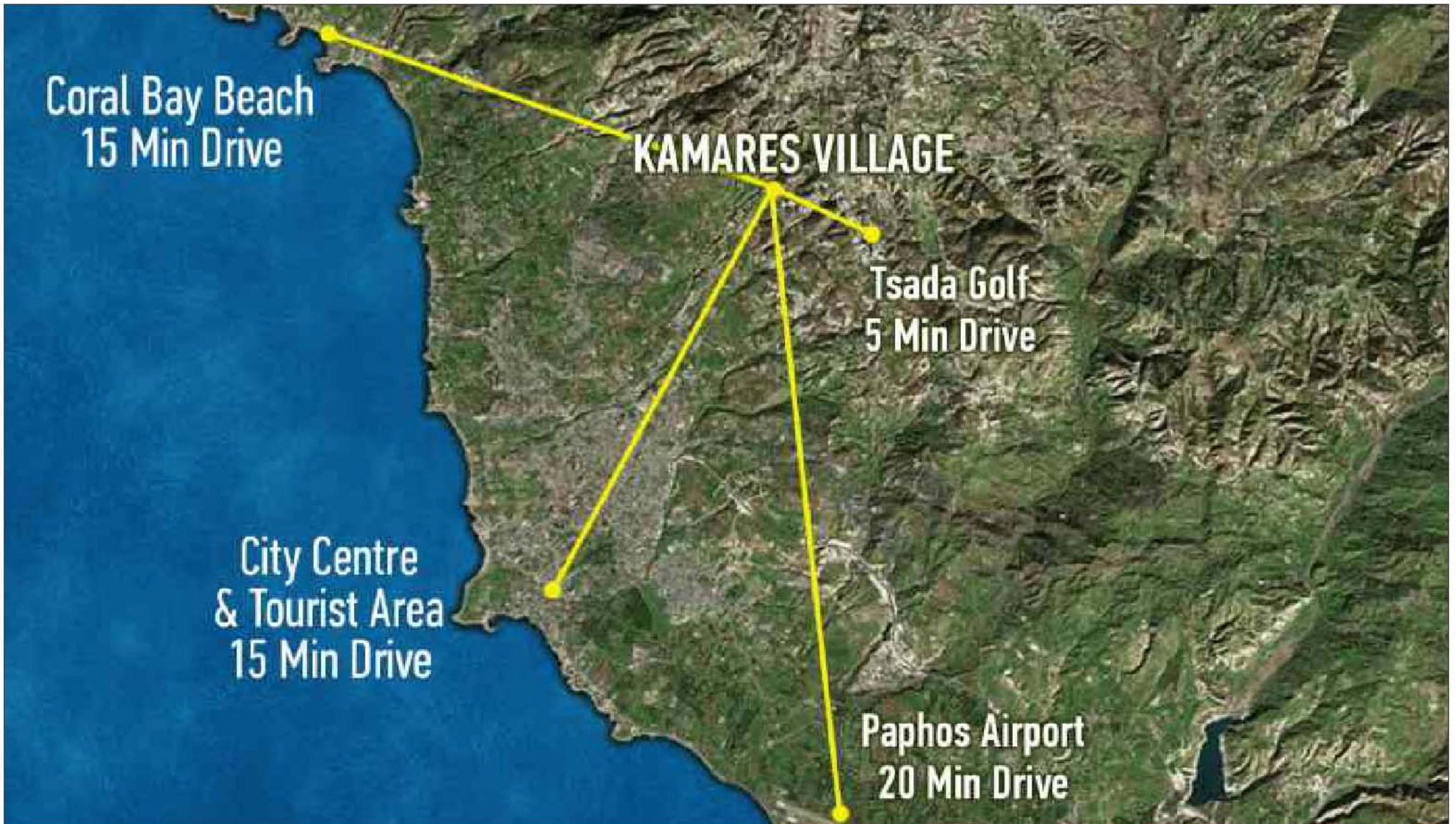
Adonis Beach Villa 36

ADONIS BEACH VILLAS VIEWS



3 Storey Villa No: 36
4 Bedrooms 4 Bathrooms

Plot Area: 564 m² Total cov. Area: 367 m² Unc. Ver.: 37 m² Cov. Ver.: 50 m²
Carport Covered



Coral Bay Beach
15 Min Drive

KAMARES VILLAGE

Tsada Golf
5 Min Drive

City Centre
& Tourist Area
15 Min Drive

Paphos Airport
20 Min Drive

KAMARES VILLAGE LOCATION



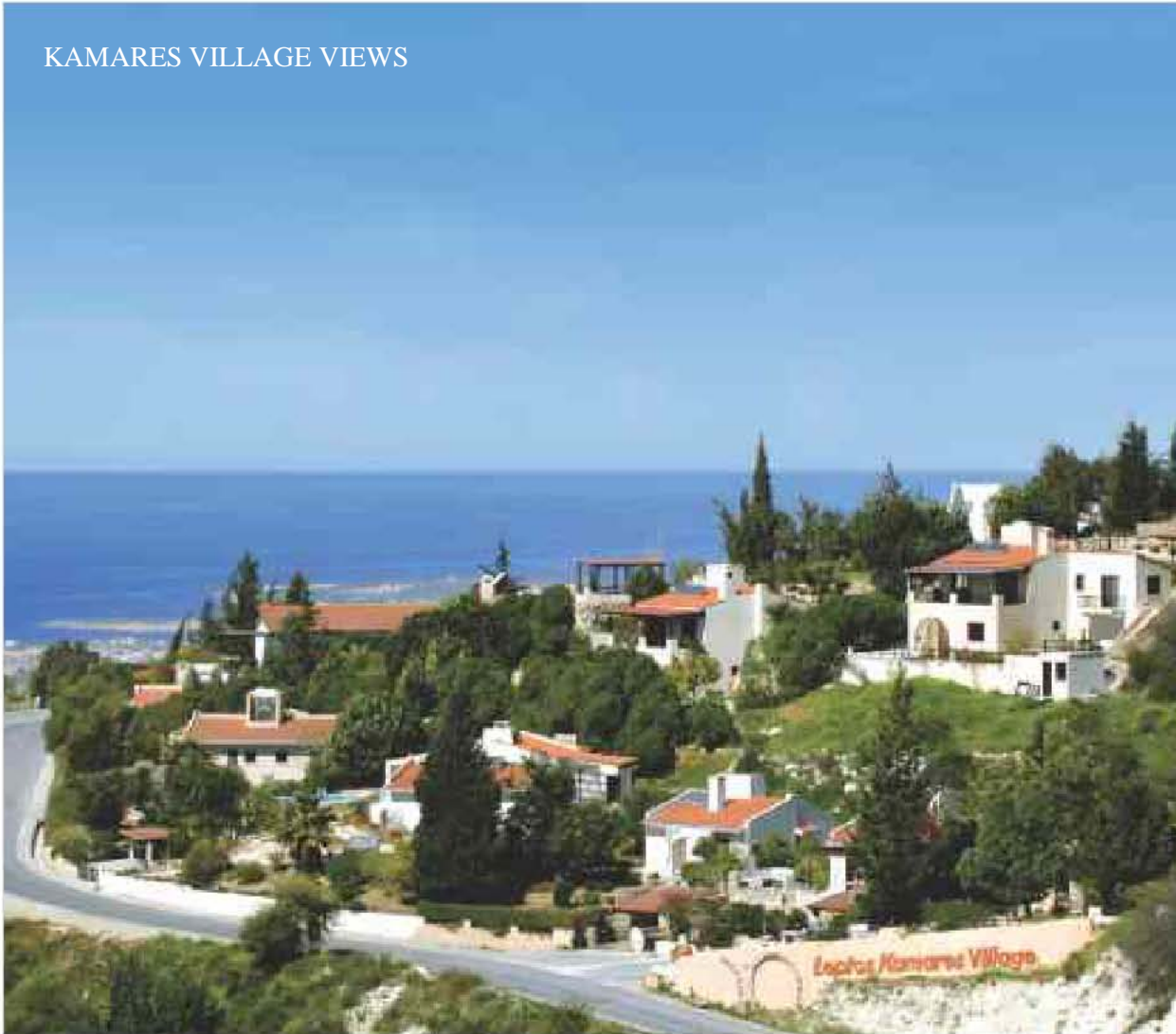
KAMARES VILLAGE VIEWS



Kamares Villa 457/458



KAMARES VILLAGE VIEWS



Villa No: 457/458

5 Bedrooms 7 Bathrooms

Total Plot Area:1678 m² Total Cov. Area:979 m² Cov. Area:641 m² Cov. Ver.:134 m² Annexes:204 m²



Kamares Villa 399/400

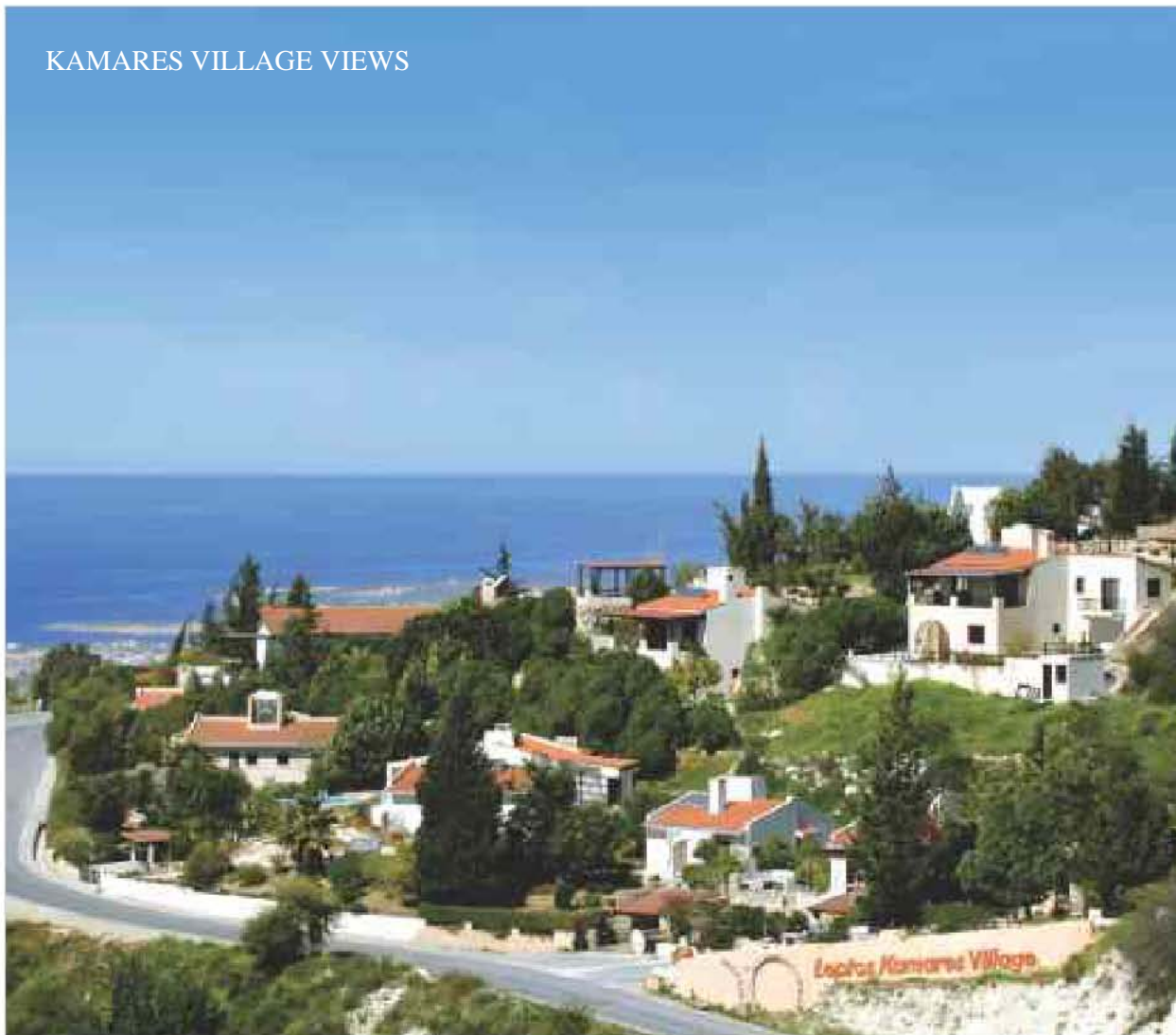


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KAMARES VILLAGE VIEWS



Villa No: 399/400

4 Bedrooms 4 Bathrooms

Total Plot Area: 490 m² Total Cov. Area: 524 m² Cov. Ver.: 34 m² Unc. Area: 83 m²

PRICE INCL. PLOT & VILLA, S/POOL 11X 6, RAMP BBQ & GARAGE, DOORS, DIAMOND SPECS.



Zelemenos Villa 37/38/39



Leptos Estates

the leading property developers

Zelemenos Villa 37/38/39



ZELEMENOS VILLAGE VIEWS



Villa 37/38/39

A unique very large villa with breathtaking sea view and a private tennis court

Plot Area: 2600 m² Cov. Area: 572 m² Uncov. Area: 100+ m²



Coral Bay Villas

CORAL BAY VILLAS LOCATION



CORAL BAY VILLAS VIEWS



Coral Bay Villa



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CORAL BAY VILLAS

5 Bedrooms

Plot Area: 700 m Cov. Area: 350-400 m

INCLUDED IN PRICE S/POOL & PRESSURE PUMP







Sklinikari Beach Villas

SKLINIKARI BEACH VILLAS LOCATION



Sklinikara Beach Villa 03



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SKLINIKARI BEACH VILLAS PLOT VIEW



SKLINIKARI BEACH VILLA 03

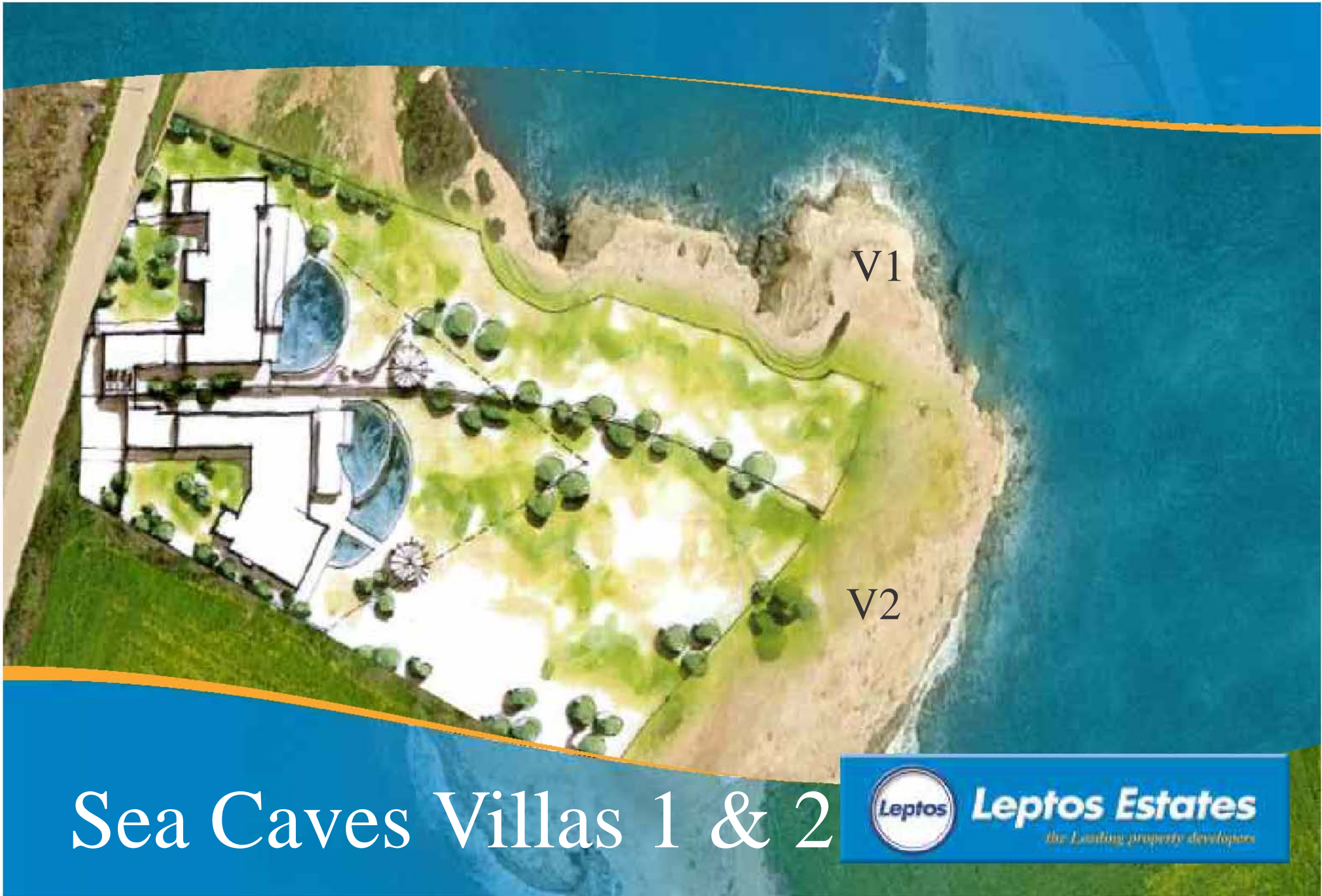
6 Bedrooms 8 Bathrooms

Plot Area: 2,710 m² Cov. Area: 360 m² Uncov. Verandah: 122 m²



Sea Caves Villas

SEA CAVES VILLAS LOCATION



V1

V2

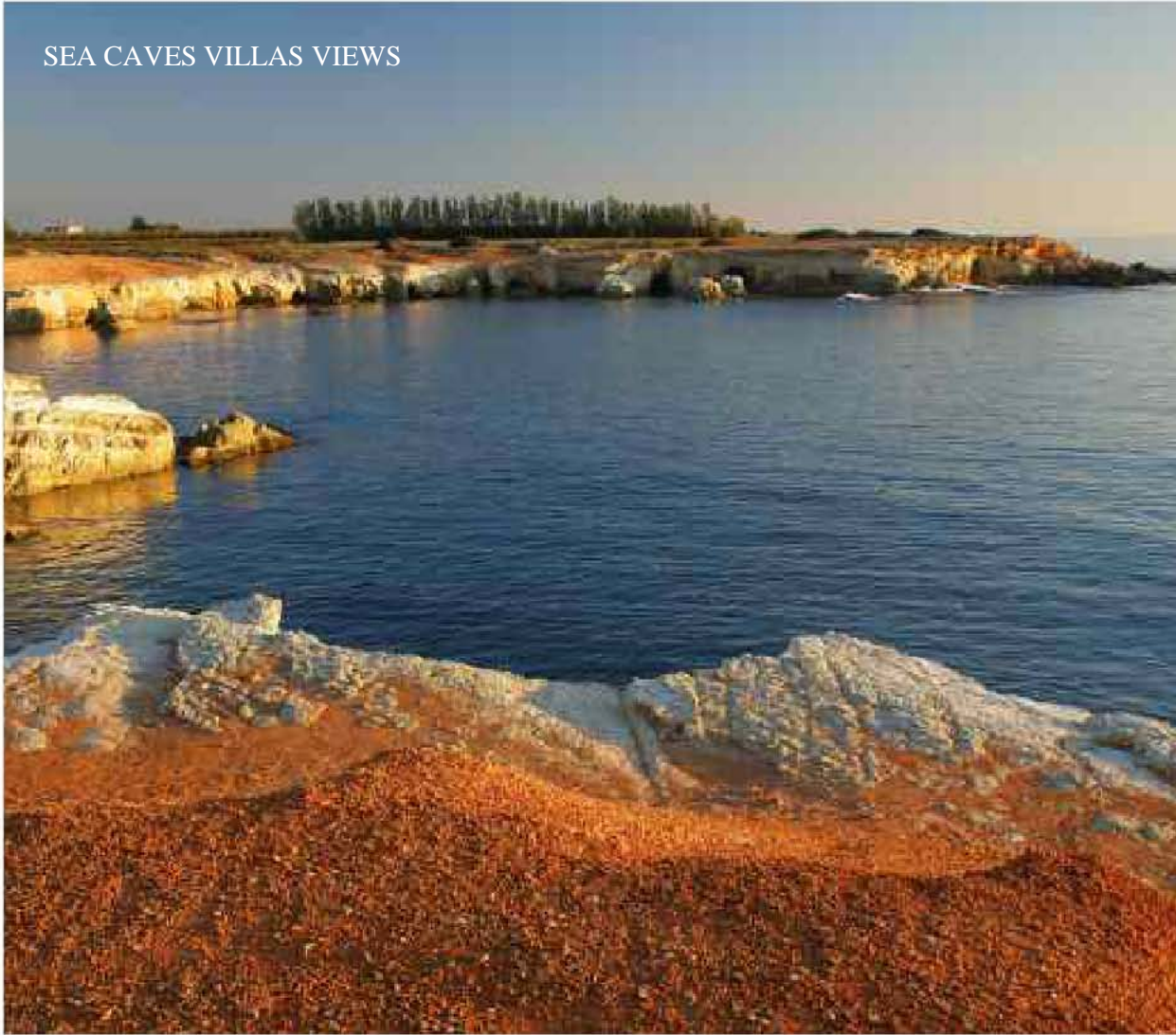
Sea Caves Villas 1 & 2



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SEA CAVES VILLAS VIEWS



VILLA 01
4 Bedrooms

Cov. Area: 628 m² Cov Ver: 277 m²
Unc. Roof Terrace : 160 m²

VILLA 02
5 Bedrooms

Cov. Area: 725 m² Cov Ver: 268 m²
Unc. Roof Terrace : 302 m²

Sample of Leptos Property Portfolio



10,000,000 m² of Elegant Living





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