



RIF TRUST

RESIDENCY & CITIZENSHIP



LATITUDE

RESIDENCY & CITIZENSHIP

WELCOME TO PORTUGAL

LIMA PORTO DEVELOPMENT



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RESIDENCY & CITIZENSHIP



LATITUDE

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**A GATEWAY TO
EU CITIZENSHIP**

EUROPEAN UNION 

Lima

PORTO, PORTUGAL

4% GUARANTEED YIELD OR OPTIONAL FLEXIBLE RETURN
REDUCED **GOLDEN VISA**

**“PORTUGAL
IS ONE OF THE
SAFEST
COUNTRIES IN
THE WORLD”**

Global Peace Index, 2021

WHY PORTUGAL



SAFETY AND STABILITY

Portugal has a stable political and economic climate and is constantly ranked as one of the safest countries in the world.



VISA FREE ACCESS

Free Travel to Europe's Schengen Area and access to 188 worldwide countries.



REMOTE AND FASTEST GOLDEN VISA PROGRAM IN EUROPE

Begin the process anywhere in the world and obtain your residency 6-9 months after application.



CITIZENSHIP

Eligible for citizenship after 5 years.



RESIDENTIAL REQUIREMENTS

Merely 35 days in 5 years.



FAMILY

Spouse and dependents are eligible to apply.



EDUCATION

Free access to high education standards.



HEALTHCARE

Free access to World class health system.





Porto is one of the main economic and industrial powerhouses in Portugal.

It presents itself as a dynamic and vibrant city constantly renewing itself with green spaces and a public transportation network that connects the city to the world.

Porto offers a busy cultural life as well as a vibrant nightlife. Strolling through the streets you will find locals, expats, and tourists alike. Students from several nationalities choose Porto to immerse themselves in a multicultural and truly cosmopolitan environment.

The city of Porto has witnessed a rapid growth in recent years and is both nationally and internationally recognized as a city of innovation and creativity. Additionally, it is a hub for businesses with a robust financial district.

This trajectory is one that Porto aims to keep, as it cements its position on the global stage.

“PORTO WAS VOTED THE BEST SMALL CITY TO LIVE AND WORK.”

The Monocle Small Cities Index 2021.



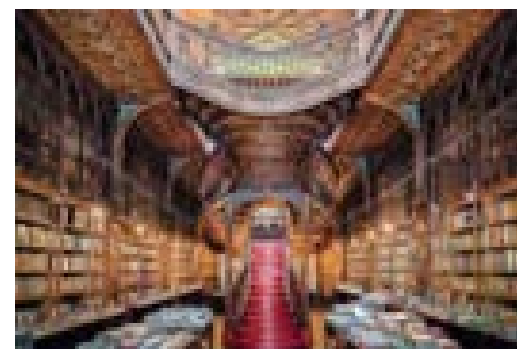
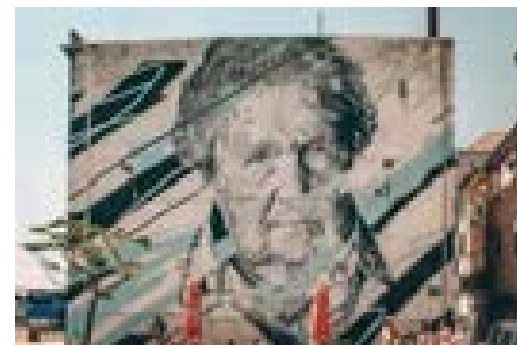
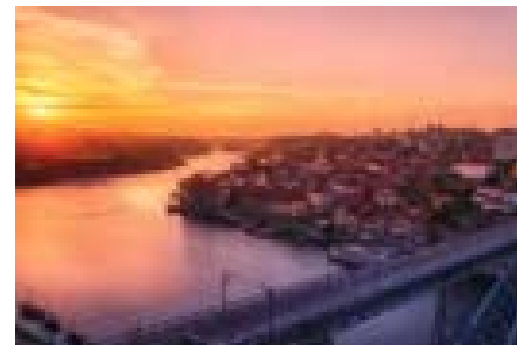


WORLD HERITAGE

“Located in the **north of Portugal** by the outlet of the Douro River, it has a unique atmosphere with elegant neighbourhoods and large villas sitting on narrow cobbled streets.

This soulful city was classified as a **World Heritage Site by UNESCO** in 1996. Porto is the model of a perfect city.

It is both big enough to get lost in, while being small enough for a pair of sneakers, and a pleasant stroll through its alleyways full of history and nostalgia.”



BUSINESS & INVESTMENT

WHAT'S DRIVING DEMAND



LOCAL EDUCATION

21 Universities
4 International schools
Free education in local state schools



WHO'S BUYING?

60% Local
40% International



PROFESSIONS

Liberal professionals
Tech
Entrepreneurs



DID YOU KNOW

There is no inheritance tax,
gift tax or wealth tax in Portugal



REASON FOR BUYING

Investor's market

Source: EY Attractiveness Survey 2019
Portugal Regional

PROJECT & SURROUNDINGS

The Lima project is centrally located within Porto in the Bonfim parish. It's quite accessible, being within 15 minutes of Porto Airport and the Atlantic Ocean.

Also within 15 minutes you will get to downtown Porto and its famous Avenida dos Aliados, and other iconic landmarks, such as Torre dos Clérigos, Mercado do Bolhão, and Universidade do Porto – The best university in Portugal.

Within 20 minutes you will find the famous historic riverside Ribeira.

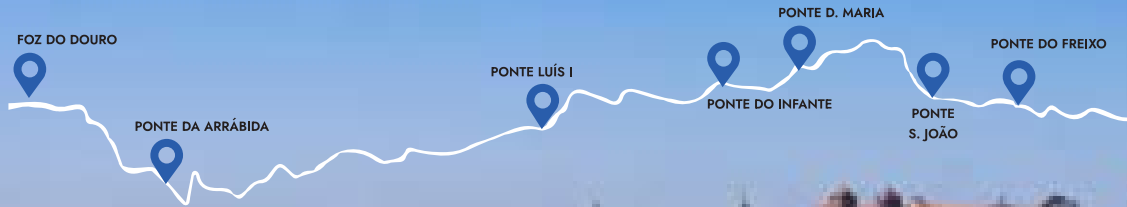
The University Hub of Porto is located only 10 minutes away. Its closest subway station – Combatentes -, is a mere 4-minute walking distance.

Inserted in the Bonfim neighbourhood, one of the coolest neighbourhoods in Europe – The Guardian, 2020 – the Lima project will give new life to a trendy and artsy area, where you can find a contrast between the modern and the traditional, which embodies the spirit of rehabilitation.

- HISTORIC ZONE
- MAIN AVENUES
- U UNIVERSITIES
- Y BAR ZONE
- M METRO STATIONS
- R TRAIN STATIONS



BRIDGES





FAÇADE

Lima delivers extraordinary value on many fronts, with facilities often found in private upscale condominiums, such as private parking, gym, private and communal gardens, but also other facilities such as a lounge area, and kitchen hub. These allow for the prospects of a tailored and competitive rental market.

Porto is home to some of the best universities in Portugal, so this is a market of tremendous interest and potential.

Comprised of 50 apartments, ranging from studios to 3-bedroom, Lima offers its investors some diversity. Additionally, parking spots and storage units are also available. Ultimately, Lima delivers an upscale urban standard of living.





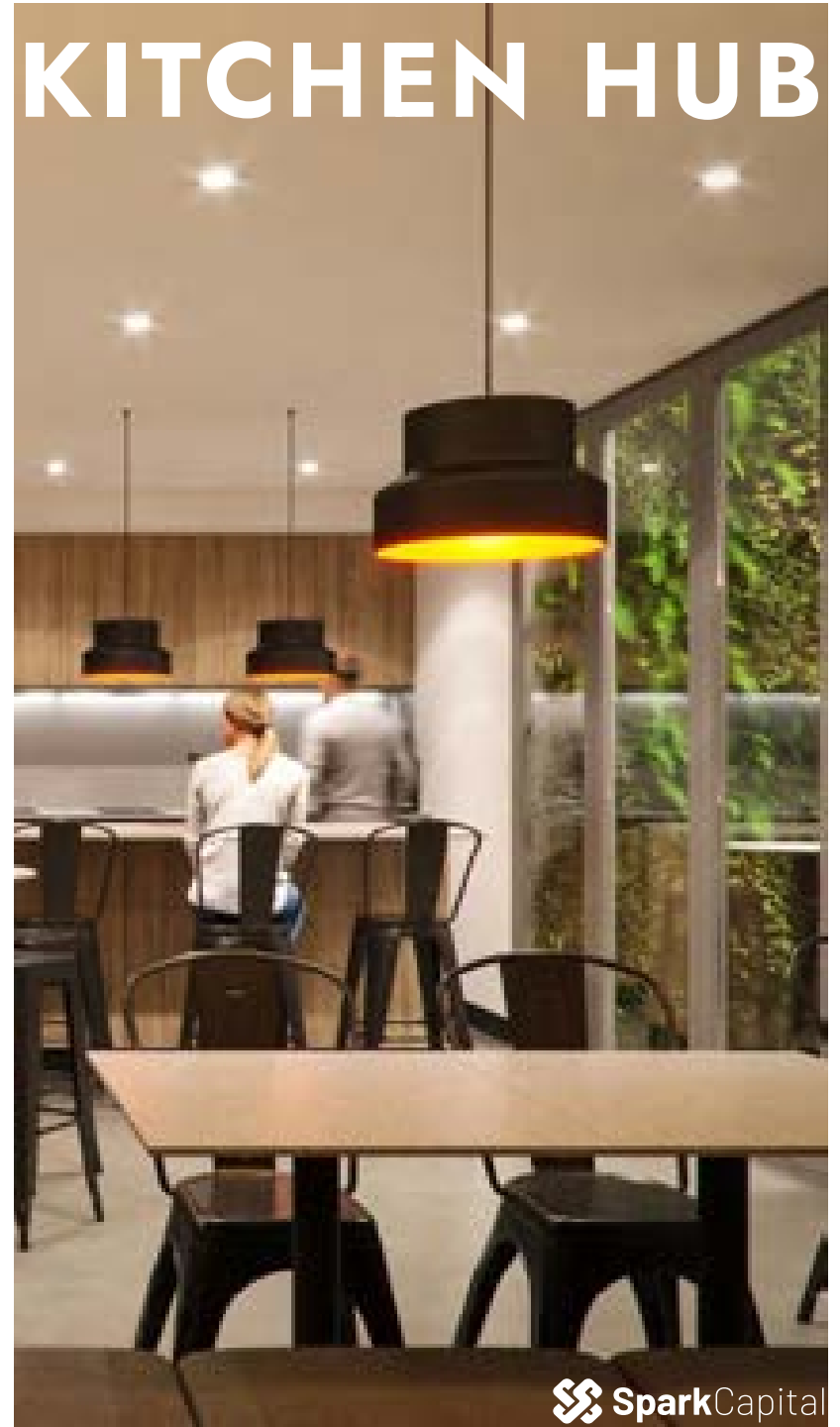
A modern lounge interior with a bar, seating, and people. The space features a dark ceiling, warm lighting, and a mix of seating options including a long booth, armchairs, and tables with chairs. A bar area is visible in the background with a person behind the counter. The overall atmosphere is contemporary and relaxed.

LOUNGE





KITCHEN HUB





GYM

OPEN CONCEPT KITCHEN AND LIVING ROOM



BEDROOM





BATHROOM

FLOOR PLANS



FLOOR PLANS



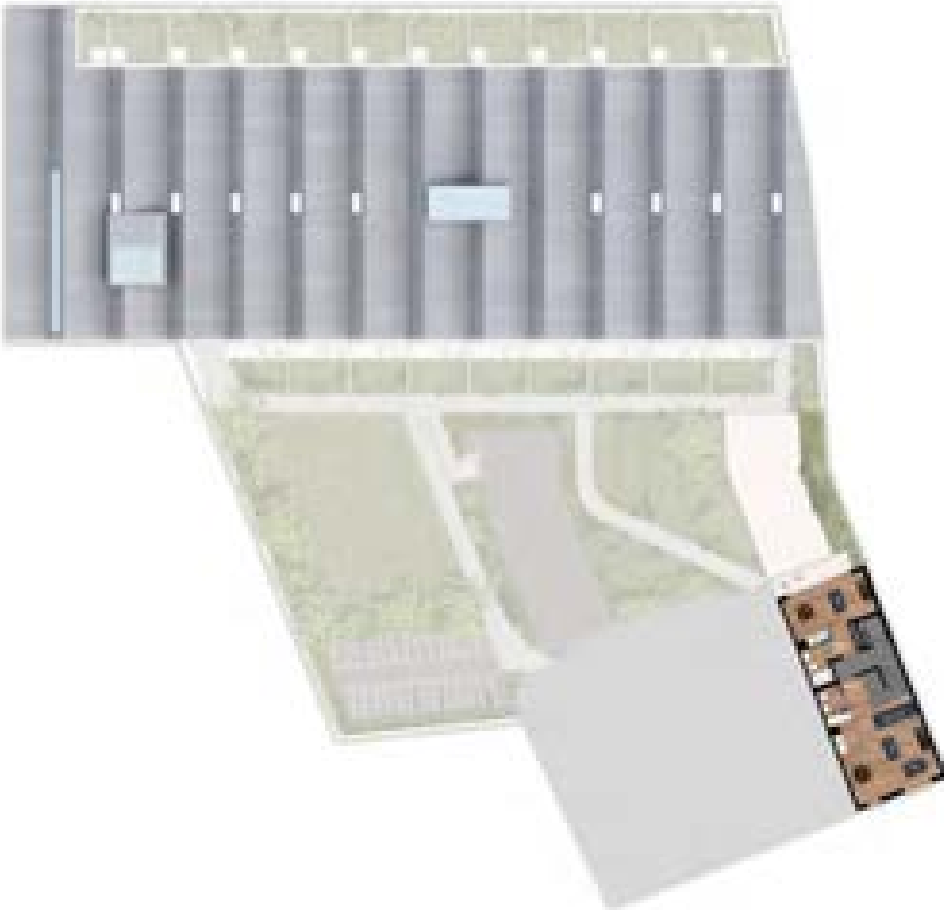
PLANS



PLANS



PLANS



Lima

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Project	Unit	Floor	SOM (ABP)	Ext. Area (ABD)	Typology	Price	Availability
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Lima - Porto			5,4		Storage	7 000 €	AVAILABLE
Lima - Porto					Parking	20 000 €	AVAILABLE
Lima - Porto	B010	GF	23,77	11,27	Studio	190 000 €	AVAILABLE
Lima - Porto	B013	GF	23,77	12,7	Studio	190 000 €	AVAILABLE
Lima - Porto	B109	1st floor	29,15	1	Studio	200 000 €	AVAILABLE
Lima - Porto	B111	1st floor	29,15	1	Studio	200 000 €	AVAILABLE
Lima - Porto	B117	1st floor	29,15	1	Studio	200 000 €	AVAILABLE
Lima - Porto	B114	1st floor	29,15	3,9	Studio	205 000 €	AVAILABLE
Lima - Porto	B002	GF	29,15	10,07	Studio	215 000 €	AVAILABLE
Lima - Porto	B003	GF	29,15	12,37	Studio	215 000 €	AVAILABLE
Lima - Porto	B004	GF	29,15	11,27	Studio	215 000 €	AVAILABLE
Lima - Porto	B005	GF	29,15	12,7	Studio	215 000 €	AVAILABLE
Lima - Porto	B006	GF	29,15	11,27	Studio	215 000 €	AVAILABLE
Lima - Porto	B007	GF	29,15	12,7	Studio	215 000 €	AVAILABLE
Lima - Porto	B009	GF	29,15	12,7	Studio	215 000 €	AVAILABLE
Lima - Porto	B011	GF	29,15	12,7	Studio	215 000 €	AVAILABLE
Lima - Porto	B012	GF	29,15	11,27	Studio	215 000 €	AVAILABLE
Lima - Porto	B014	GF	29,15	11,27	Studio	215 000 €	AVAILABLE
Lima - Porto	B017	GF	29,15	12,7	Studio	215 000 €	AVAILABLE
Lima - Porto	B019	GF	29,15	12,7	Studio	215 000 €	AVAILABLE
Lima - Porto	B021	GF	29,15	12,7	Studio	215 000 €	AVAILABLE

Project	Unit	Floor	SOM (ABP)	Ext. Area (ABD)	Typology	Price	Availability
Lima - Porto	A301	3rd floor	30	6,47	Studio	220 000 €	AVAILABLE
Lima - Porto	B023	GF	43,07	15,13	Studio	350 000 €	AVAILABLE
Lima - Porto	B118	1st floor	46,86	3,9	1-Bedroom	350 000 €	AVAILABLE
Lima - Porto	A004	GF	75,2	-	2-Bedroom	390 000 €	AVAILABLE
Lima - Porto	B101	1st floor	59,15	1	Studio	370 000 €	AVAILABLE
Lima - Porto	A002	GF	61,31	-	2-Bedroom	395 000 €	AVAILABLE
Lima - Porto	A201	2nd floor	65,98	6,47	2-Bedroom	420 000 €	AVAILABLE
Lima - Porto	A003	GF	79,91	-	3-Bedroom	510 000 €	AVAILABLE
Lima - Porto	A101	1st floor	65,98	65,45	2-Bedroom	540 000 €	AVAILABLE



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