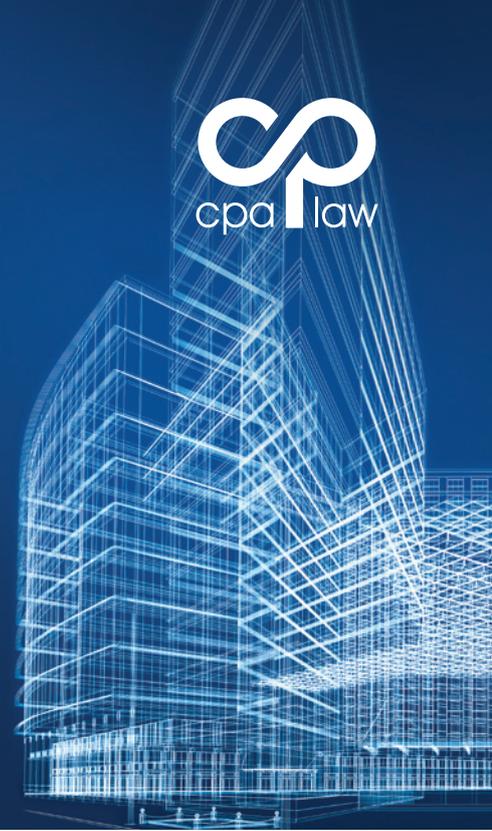


Integrated Real Estate

Tax and Legal Services



Greece's gradual exit from the great financial recession, the "golden visa" investments, the Greek Government's investors' friendly mindset, as well as other political and financial factors, have resulted in an investment spree for real estate properties in Greece.



The Challenge

In spite of the positive momentum, the pledges to upgrade the Greek legal framework affecting real estate transactions, have still not brought about the necessary results. Consequently, a successful real estate transaction requires a holistic approach and review by a team of top-tier experts, predominantly lawyers and tax advisors with a deep knowledge of property, urban planning, tax and finance law, bearing in mind the transaction and its goals.

The Integrated Multidisciplinary Solution

CPA Law's team provides tailor-made advice to Greek and international clients regarding all types of real estate properties (residential, commercial, hospitality and logistics) within Greece, with great emphasis on strategic commercial properties in Athens and luxurious residential and hospitality properties on the Greek islands.

CPA Law, along with KPMG's Tax and Advisory Services, and in cooperation with its experienced allies, provides a full range of one-stop shop services' solution for all real estate transactions.



Our services include:



Legal Advice

Property Law. Our Real Estate team has been assisting individual investors, as well as local and multinational companies, on real estate sale, purchase, lease, management and used agreements, legal due diligence and licensing issues for all types of properties, including commercial, residential, hotels as well as development projects.

Asset Tracing. Our collaboration with major Greek Banks on mortgage registrations and our experience in legal research at Land registries and Cadastral Offices throughout Greece have provided our team tremendous insights and the skill to trace real estate assets and their owners. Our team provides specific solutions to banking and investment groups in their quest to secure their claims in Greece and abroad.

Real Estate Financing. Our Banking and Finance team has extensive experience and has handled the drafting and negotiations of high profile financing and re-financing agreements, security agreements and the respective arrangements.

Property Law Litigation. Our lawyers have significant experience in litigation cases relating to regulation, licensing, forestry land classifications and classification of archeological zones. Our professional and ethical counsel offered the necessary groundwork to a number of foreign investors for the development of their investments that were halted by the complex regulatory framework.

Some or all of the services described herein may not be permissible for KPMG audit clients and their affiliates or related entities.

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Tax Services

KPMG's Tax Advisors provide a wide range of tax services to Greek and international clients (individuals and/or legal entities) in the real estate industry. More specifically, our services include:

Tax advisory services. Our team, with significant experience in real estate offers tax advisory services in the area of all tax matters relating to the acquisition, holding, exploitation and disposal of Greek real estate, including from the perspective of corporate income tax, indirect taxation (e.g. VAT vs. Real Estate Transfer Tax at the acquisition stage, VAT vs. stamp duty on real-estate leases, etc.), and holding taxation (e.g. Unified Real Estate Ownership Tax, Special Real Estate Tax applying to legal entities, etc.).

Tax compliance services. Our tax team can provide assistance with the preparation and filing of real estate holding tax returns, such as E9 forms, Special Real Estate Tax returns, etc. and also assess any documentation substantiating any available exemption from the Special Real Estate Tax.

Tax audit support. Our experienced tax professionals will be available at any stage of a dispute in the course of a tax audit, while they can also assist with the development of tax arguments during litigation in close cooperation with our legal team.

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