

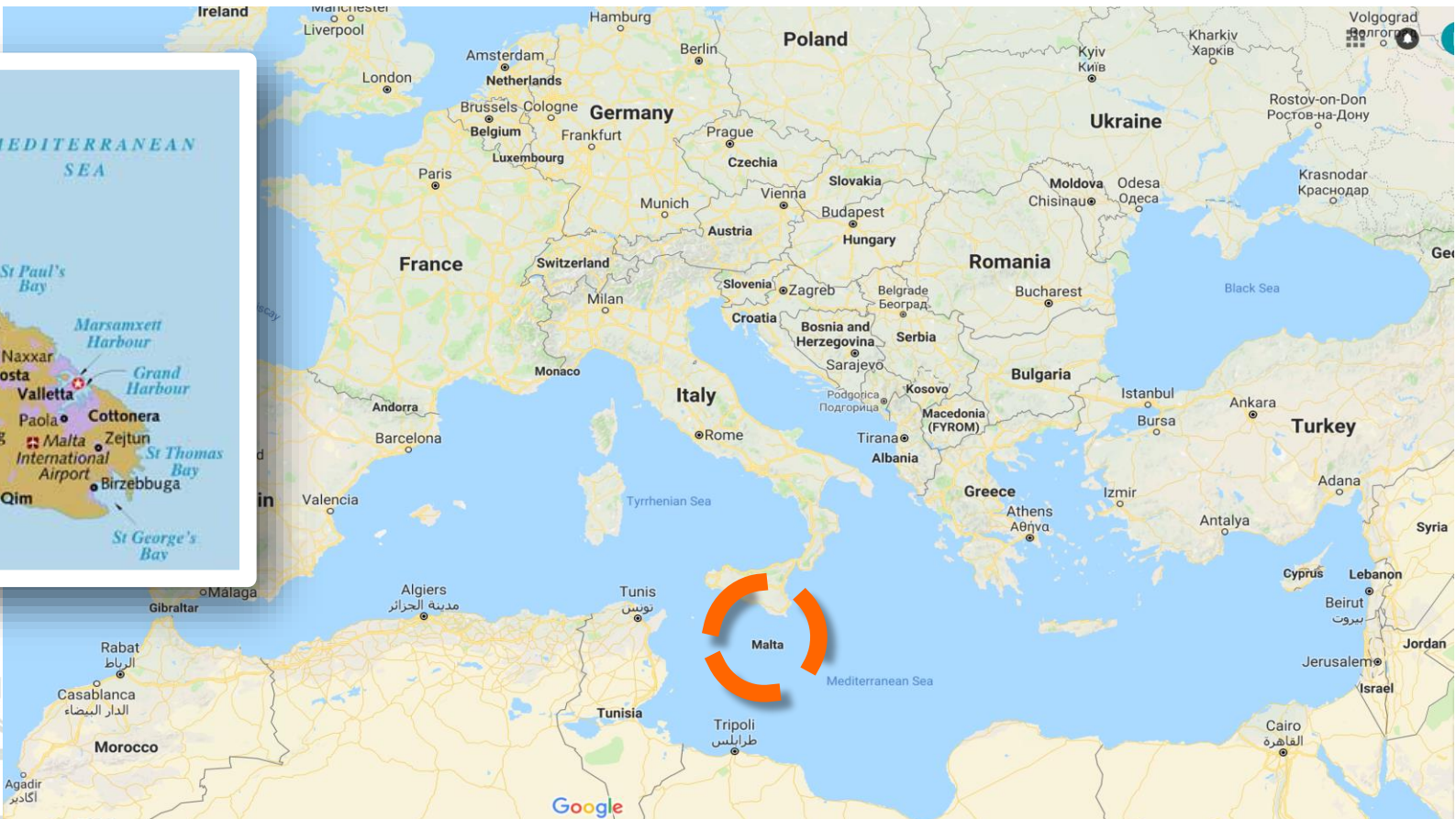
# MALTA THE MEDITERRANEAN'S BEST KEPT SECRET

Popular residence programmes  
that Malta has to offer



**FRANK SALT**

REAL ESTATE SINCE 1969



# Why Malta?

## An Introduction

- Malta – the smallest country in the EU
- English and Maltese are the official languages
- Malta is set half way between Europe and Africa
- Valletta is the capital city and is a UNESCO World Heritage Site
- Currency used is the Euro
- As at 2020, Malta's population stands at 514,564
- Size of the Maltese islands is 316km squared/ 122 miles squared
- The average life expectancy in Malta is 82
- Average yearly temperature of 23°C / 74°F



Valletta

# Why Malta?

## An Introduction

Voted one of the happiest places to live world-wide  
(**BBC, 2017**)

Voted as preferred place to retire  
(**International Living, 2018**)

Voted second safest place to live in worldwide  
(**Global Wealth Migration Review, 2019**)



Vittoriosa Marina

[franksalt.com.mt](http://franksalt.com.mt)

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GDP forecast  
2020  
stands at  
22.5\$

Unemployment in  
Malta stands at  
4.2%  
(June 2020)

A+  
with a stable  
outlook for 2020  
Fitch rating

A2  
Moody credit  
rating with stable  
outlook for 2020



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# Why Malta?

## An Introduction

- **Residency**
  - Various options available, with minimum investment
- **Health Care**
  - Free national health system
  - Its healthcare system is amongst the top 10 in the world (WHO 2017, Lancet 2018)
  - Very reasonable insurance premiums for private care
- **Ease of Access**
  - Malta International Airport (Valletta Airport)
  - Domestic airlines –reasonably priced
  - Ferries to Italy
  - Extensive network of roads

### FLYING DISTANCES

London:  
3.5hrs

Paris:  
2.5hrs

Italy:  
1.5hrs

New York:  
10hrs  
(1 stop)



Mdina

# Country Pros

- English is a mother language, along with Maltese
- Welcoming to foreigners, given the islands history and importance of tourism
- Low cost of living compared to other EU countries
- Very high standard of health care
- Good choice of International schools
- Mediterranean climate, with more than 300 days of sunshine every year
- No natural disasters
- All beaches area super clean and categorized as Blue Flag Beaches
- Very safe country
- Malta is part of the European Schengen visa system – free movement within EU block
- Double taxation agreements with more than 70 countries
- Booming economy and stable government

# Country Cons

- Being an island you need to get a flight or a ferry to go to mainland Europe
- Hot temperatures in August, Humid temperatures in September
- The island is small – (316km<sup>2</sup>) with a high population density
- Malta's natural beauty lies primarily in its sea and beaches. There are no major forests, rivers or mountains.
- Tourism is very important for the island. The country receives nearly 2.8 million tourists in 2019, almost 6 times the size of its population.



Balluta Bay



# Grading Malta

- English Spoken – A+
- Health Care – A+
- Climate – A+
- Infrastructure – A+
- Accessibility – B-
- Safety – A+
- Culture – A
- Recreation – A
- Taxes – A



St. George's Bay

# 7000 Years of history

- 5200BC arrival of man in Malta
- 3200BC building of Megalithic temples (older than Stonehenge)
- 870 occupation by the Arabs
- 1530 arrival of the Knights of St John
- 1798 French Occupation led by Napoleon Bonaparte
- 1799 British take over the island
- 1940s Malta holds the record for the heaviest, sustained bombing attacks
- 1964 Malta becomes an Independent State
- 1979 Malta becomes a Republic
- 1989 Official cold war treaty signed in Malta US President George H. W. Bush and Soviet General Secretary Mikhail Gorbachev
- 2004 Became EU member



Hypogeum in Paola

# Maltese Cuisine

- Lampuki Pie (fish pie)
- Rabbit Stew
- Bragioli (beef olives)
- Kapunata
- Gbejniet
- Pastizzi
- Qassatat
- Maltese wines



Stuffat tal-Fenek (Rabbit Stew)

# What to do in Malta

1. Diving – Malta has some best diving spots
2. History buffs - Megalithic temples and prehistoric caves, Maritime Museums
3. Country walks
4. Casinos
5. Nightlife – Clubs, Wine bars, Restaurants
6. Festas – Traditional Village Festa, Fireworks
7. Shopping – Valletta, Tigne Point
8. Sun and Sea – Excellent Beaches
9. Comino – Crystal Clear Lagoons
10. Water sports – Water polo, Canoeing, Fishing



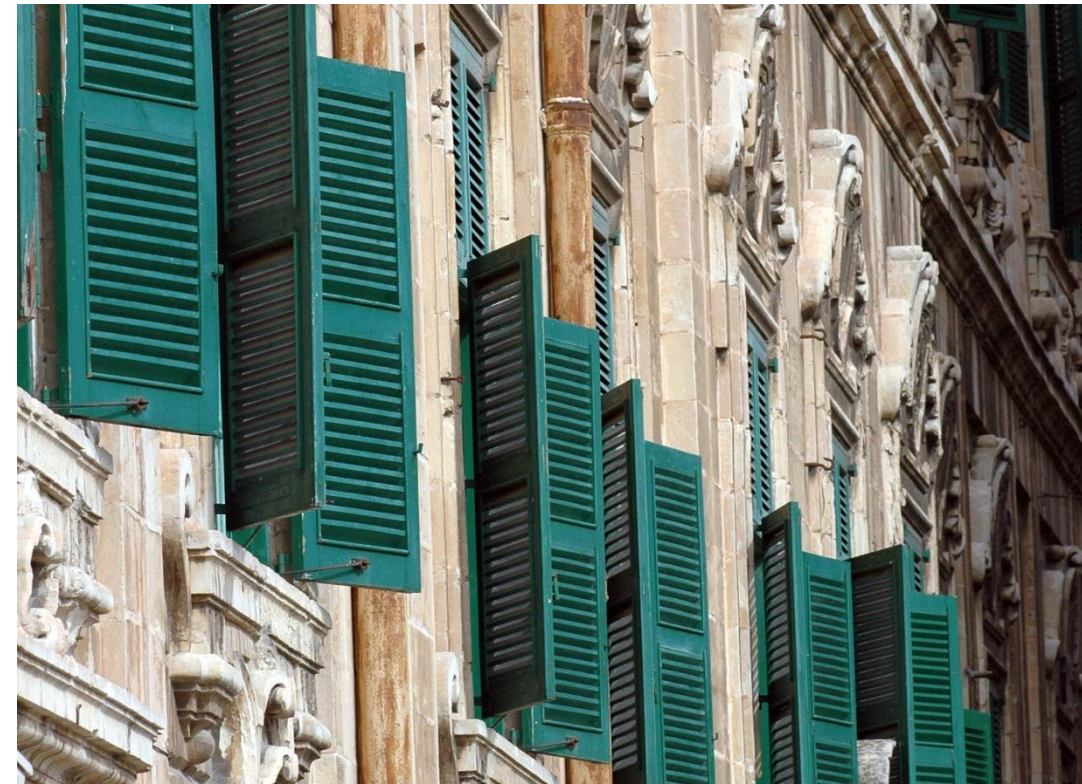
# Moving to Malta

All those who move to Malta, the smallest EU state, fall in love with its natural beauty, architectural gems and the Mediterranean way of life that makes the island so unique.

There are various options available when looking at residency and the process of moving to Malta can be relatively straightforward.

These are the:

- Malta Permanent Residence Programme
- Citizenship by Direct Investment Programme



# Buying a property

- Once a property has been decided upon and price and conditions have been agreed, a **preliminary agreement** (in English) is signed between the vendor and purchaser.
- On signing the preliminary agreement, a sum equivalent to 10% of the price is normally lodged with the agent or notary public. This **deposit** will normally be forfeited in favour of the vendor should the purchaser fail to complete the final deed of transfer for no valid reason at law.
- The equivalent of 1% of the **stamp duty** is paid at this stage.
- The agreement is usually **valid for 3 months** or as mutually agreed by the parties. During the period between the signing of the preliminary agreement and the signing of the final deed of sale, a Notary Public engaged by the purchaser will carry out the necessary researches into the property to confirm good title.



# Buying a property

- Once the relative permit has been issued and researches have proved clear title to the property, the **final contract of sale** may be entered into.
- The balance of the purchase price and stamp duty plus legal expenses are paid on the signing of the contract, when vacant possession to the property is handed to the purchaser.

## TYPICAL EXPENSES

5% stamp duty

1% - 2% legal fees  
(*approx.*)

\$240  
searches and  
registration fees  
(*approx.*)

€233 AIP  
permit fee  
(*where applicable*)



# AN INTRODUCTION TO MALTA'S RESIDENCE AND CITIZENSHIP PROGRAMMES



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# Malta Permanent Residence Programme

Available exclusively to non-EU nationals, the Malta Permanent Residence Programme provides its holders with:

- The right to reside indefinitely in Malta
- Visa-free travel within Schengen Area
- Ability to work in Malta (subject to obtaining a work permit)
- No minimum physical presence required to maintain immigration status
- Eligibility for spouse, children, parents and grandparents.
- World-renowned healthcare and educational facilities open to all who reside in Malta.



# Malta Permanent Residence Programme

## Investment Requirements under the Malta Permanent Residence Programme

- **PROPERTY INVESTMENT:** Applicants must either purchase or rent a property in Malta. If opting to buy a property, the minimum value is of €350,000 if situated in the North of Malta, or €300,000 if in South of Malta or Gozo ; If opting to rent, the property leased out needs to be at least €12,000 yearly, or €10,000 yearly if in the South of Malta or Gozo. In the case of a property purchase, this has to be retained for at least 5 years.
- **GOVERNMENT CONTRIBUTION:** A contribution of €68,000 is payable for investors who buy a qualifying property; or of €98,000 if the investor leases a property rather than buying a property. Such contribution is paid directly to the Maltese government.



# Malta Permanent Residence Programme

## Investment Requirements under the Malta Permanent Residence Programme continued:

- **NGO CONTRIBUTION:** Applicants must also pay a €2,000 contribution to a Malta registered philanthropic, cultural, sport, scientific, animal welfare or artistic NGO

## Capital Requirements Under the Malta Permanent Residence Programme

To qualify for the MPRP, applicants must be in possession of at least €500,000 worth of capital, of which €150,000 are to be financial assets.



# Malta Citizenship by Direct Investment

The core benefits of being granted Maltese Citizenship through the Malta Exceptional Investment Naturalisation procedures include:

- Easy access to all EU member states, including the freedom to work, live or study across the EU block and visa-free travel to more than 170 countries.
- All the benefits that living in Malta has to offer.
- A sound investment in a strong economy with a booming property market and financial services hub.



# Malta Citizenship by Direct Investment

## Direct investments required

- A contribution to government
- A property investment
- A donation to a non-governmental organisation

Applicants may opt for the **standard route** or **expedited procedure** when applying for Maltese citizenship.

## Qualifying Investment

The value of the property purchased, to satisfy the property investment criteria, must be of at least € 700,000. Alternatively, the applicant may opt to rent out a property for a minimum annual rent of €16,000. The qualifying property must be held for a minimum of five years from the date of the certificate of Citizenship and during this period, the applicant must show strong links to the island.

The applicant must provide an undertaking to donate at least €10,000 to a registered philanthropic, cultural, sport, scientific, animal welfare or artistic NGO.



# Malta Digital Nomad Residence Program

Qualifying applicants will get a six-month visa with the option of extending this to 12-months if they wish.

Costs €300 to qualify under the scheme.

Applicants need to show that they are engaged or under contract, working for a company from abroad or otherwise produce proof that they have their own business offering freelance services to companies or clients abroad.



# Global Residence Program

**A flat rate of 15% tax is applicable on foreign income remitted to Malta, with a minimum tax of €15,000 per year.**

Any income arising in Malta is subject to a flat rate of 35% tax.

Beneficiary would also be able to benefit from double taxation relief.

No minimum stay requirements, (but may not spend more than 183 days in a calendar year in any one particular foreign jurisdiction).

## Eligibility:

- Applicant must also hold a qualifying property which the individual occupies as his principal place of residence worldwide, either by purchasing or renting
  - Purchase: minimum value of €220,000 \*
  - Rental: minimum €8,750 per annum \*  
*(minimum value varies according to area)*



# Malta Retirement Programme

- Aimed at retirees or adults nearing retirement age, considering taking up residence overseas
- Applicants must be in receipt of a pension as supported by documentary evidence, all of which is received in Malta and which constitutes at least 75% of the beneficiary's chargeable income.
- Applicant must reside in Malta for not less than 90 days a year, averaged over a 5-year period. He/she may not stay in any one particular foreign jurisdiction for more than 183 days in a calendar year
- Applicant must also hold a qualifying property which the individual occupies as his principal place of residence worldwide, either by purchasing or renting
  - Purchase: minimum value of €220,000 \*
  - Rental: minimum €8,750 per annum \*  
(minimum value varies according to area)





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**Thank You**

