

VESTABALT
NEKUSTAMIE ĪPAŠUMI
REAL ESTATE

Since 1991

**Residency permit in Latvia
through investment in cooperation
with Vestabalt**

2026

Latvia, perched on the Baltic coast within Europe's Schengen Area, is a destination brimming with charm.

Riga, its captivating capital, founded in 1201, enchants with its UNESCO-listed Old Town, where history and stunning Art Nouveau architecture come alive. Savor world-class cuisine at Michelin-starred restaurants and unwind on the tranquil beaches of nearby Jurmala. With a modern airport just minutes from the city, Riga is an effortlessly accessible gateway to Baltic elegance and allure.



Riga is popular for:

- Harmonious place «Jurmala».
- The Old Town's diverse Art Nouveau style.
- Various restaurants that have received Michelin star accolades.
- A highly developed airport very close to the city.



Old Town - UNESCO World Heritage Site



World-class food scene



Largest and oldest markets in Europe



Art Nouveau



Park life



At present, an obtaining of residency permits through investments is very actual in Latvia, as on July 01, 2010, amendments to the Immigration Law became effective, allowing foreign investors to obtain a temporary residency permit in the Republic of Latvia. A residency permit provides a foreigner the rights to permanently reside in the Republic of Latvia, and also a free travelling and staying in the member states of Schengen without VISA.

Residency permit in Latvia

Obtaining a temporary residency permit when buying real estate in Latvia.

A residency permit is the right of a foreign citizen to permanently reside in Latvia throughout the year and to move freely in all countries of the Schengen zone without additional visas 180 days a year.

A residency permit through real estate can be obtained if a foreign citizen has purchased real estate in Latvia for **EURO 250 000** or more and he owns one or more real estate objects.

It is not necessary to open a current Bank account in Latvia, you can pay for real estate from an account of a bank in another country.

Residency permit is issued for a period of 5 years for the investor and his family members (spouse and children under 18, children over 18 if the child is a student and lives with their parents), with the subsequent possibility of extension, provided that the real estate is owned by the investor .

Persons who have received a residency permit is not necessary to live in Latvia permanently. And also, if desired, a person who has received a residency permit can live in Latvia for an throughout the whole year. To save a residency permit, registration of a residency permit is required once a year.

Latvian legislation (law) does not prohibit obtaining a residency permit in Latvia if there is already a residency permit in another country.

Rules for issuing a temporary residency permit in Latvia:

Investor has acquired the rights of the property, Riga, Jurmala or Riga region (**Adazi, Baldone, Carnikava, Garkalne, Ikšķile, Kekava, Marupe, Olaine, Ropazi, Salaspils, Saulkrasti, Babite or Stopiņi**) region, (except when the property is not built-up land) the value of which is at least 250 000 euros, or in another territory of Latvia outside the listed administrative territories – no more than two immovable property objects and each of them is functionally related real estate, the total value of which is at least 250,000 euros.

On the day of acquisition of the immovable property, the cadastre value thereof is of at least 80 000 euros. If a foreign citizen has acquired two real estate objects outside of Riga, Jurmala or the Riga region, the cadastral value of each property on the day of acquisition must be at least 40,000 euros; if the cadastral value is less than specified, the market value of the property in accordance with the valuation of a certified appraiser cannot be less than 250,000 euros.



Followed by few examples of apartments:

Project Dahlia

Price: 275 000 EUR

Bedrooms: 3

Total area: 88 sq.m.



**Project Tomsona
Terraces**

Price: 320 000 EUR

Bedrooms: 2

Total area: 145 sq.m.



**Project Blue
Marine**

Price: 258 500 EUR

Bedrooms: 2

Total area: 77.4 sq.m.



**Project TAL
Residence**

Price: 500 000 EUR
Bedrooms: 2
Total area: 142.2 sq.m.



Alberta street 9

Price: 620 000 EUR

Rooms: 6

Total area: 253.5 sq.m.



**ERNESTA
BIRZNIEKA, UPĪŠA
STREET 13**

Price: 444 000 EUR
Rooms: 4
Total area: 111 sq.m.

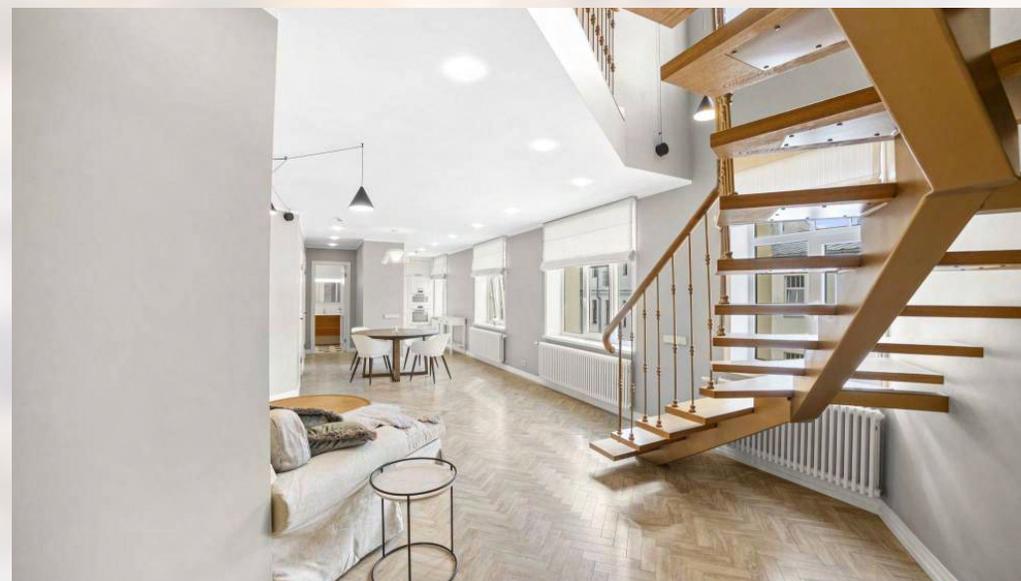


Vilandes Street 12

Price: 330 000 EUR

Rooms: 4

Total area: 126 sq.m.



Project **Petit**
Paris

Price: 800 000 EUR

Rooms: 5

Total area: 231 sq.m.



Pulkveza Brieza Street 10

Price starting from 75 000 EUR
Total area - starting from 23 sq.m.



Followed by few examples of houses:

Ezerparka Street 4

Price: 530 000 EUR

Rooms: 6

Total area: 304 sq.m.



Bergi

Price: 650 000 EUR

Rooms: 5

Total area: 301 sq.m.



Sila Street 36

Price: 330 000 EUR

Rooms: 4

Total area: 165 sq.m.

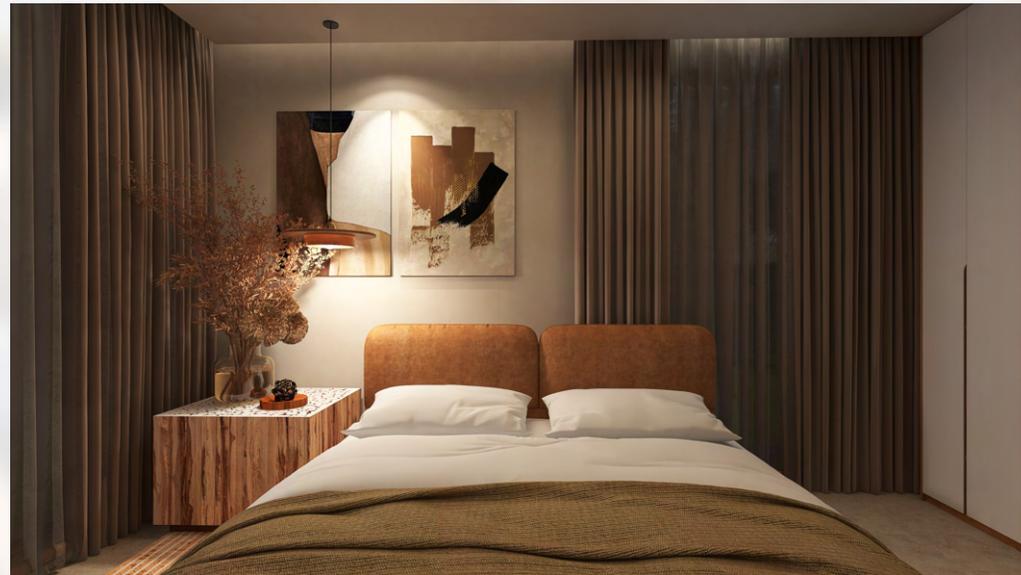


Lilaste

Price: 310 000 EUR

Rooms: 3

Total area: 157 sq.m.



Fazanu Street 16

Price: 820 000 EUR

Rooms: 9

Total area: 749 sq.m.



Vestabalt is one of the first real estate agencies in Latvia. The agency's services include sale, rental, and lease of real estate, as well as real estate management, audit, and other services related to the field.

One-stop shop regarding residency permits

Vestabalt is the oldest family owned real estate company with high confidentiality and privacy standards

We provide one-stop shop service for non residents

We consult the client, understand in details his needs and already upon arrival prepare market analysis in the niche specified by the client, prepare specific real estates. Then we offer to wait in the airport, organize all the presentations.

Full legal assistance, tax advisory, guaranteed and secured deal.

We offer either for the privat needs if to live by the buyer and his family by himself, also as long term investment providing further leasing and full property management service by company (bills, surveillance, technical help, etc.)

VESTABALT
NEKUSTAMIE ĪPAŠUMI
REAL ESTATE

Since 1991

If additional information is needed, please contact.

Līga Plaude

Vestabalt Member of the board

liga@vestabalt.lv | [+371 29409904](tel:+37129409904) | www.vestabalt.lv

www.vestabalt.lv