



**QUASTILO**

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*Quastilo Properties*

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# QUASTILO

*Love Your Work*

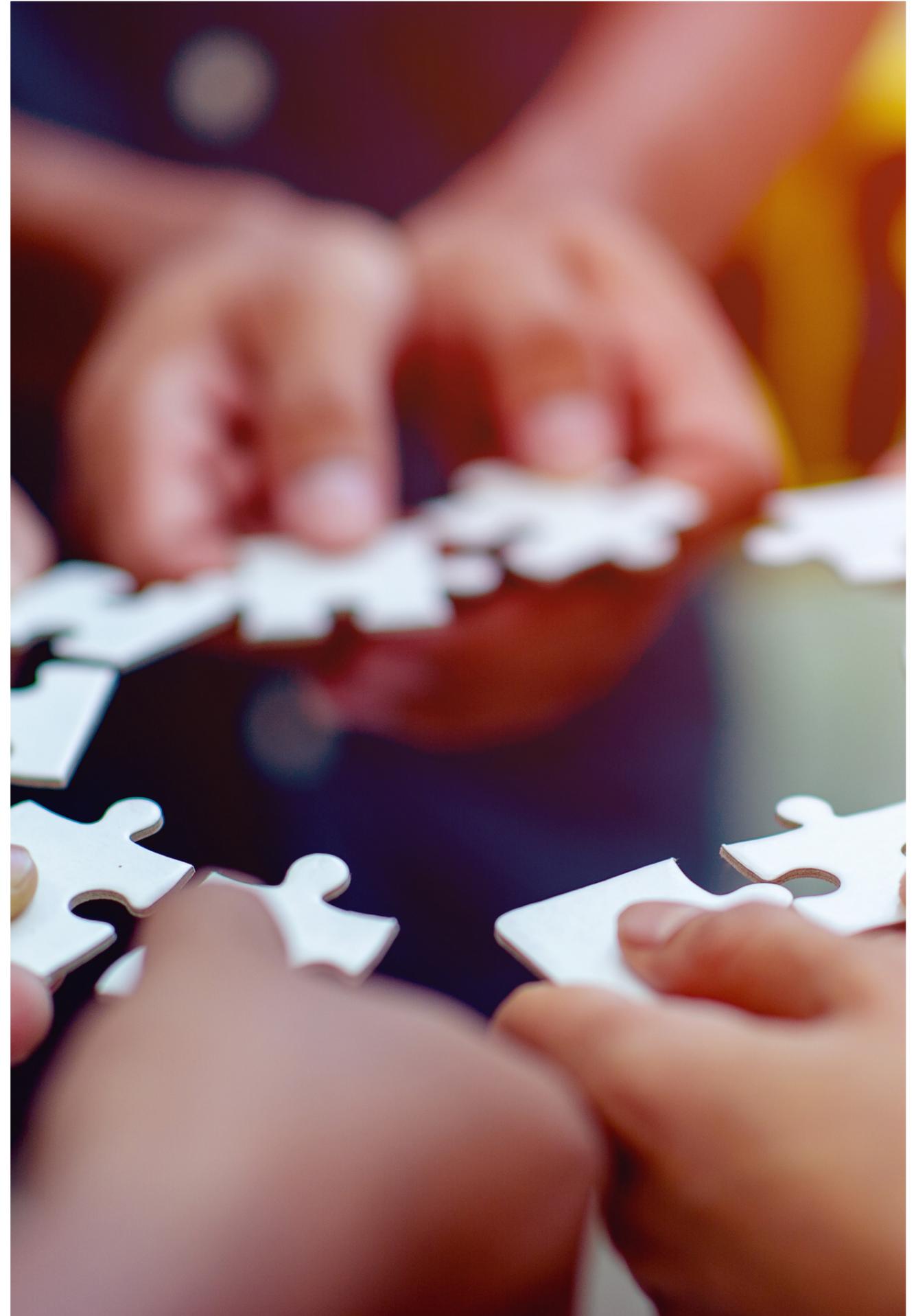
The most important part when working, is to enjoy working!

Here at Quastilo Properties we are a family; we treat all our colleagues equally, we respect their personal freedom and value their individuality.

We believe that the success of every company's positive development is defined by people who love their work and consequently pass over that love and respect to their colleagues, their associates but above all to all those clients who have chosen to work with us, who have chosen to trust our products and our services.

We would like to say a big thank you for your business and trust, and we promise to offer a sincere, ethical and individual approach towards your every single request.

## **The Team at Quastilo Properties.**



# LIMASSOL

## *Mediterranean Living*



Limassol is the second-largest city in Cyprus, and is considered to be its informal capital by most- predominantly because it is the island's cultural and business centre. Theatre, cultural, gastronomic and wine festivals, exhibitions and concerts - the most brilliant and lavish events take place here every year. It is not surprising that this is one of the most popular destinations amongst Russian tourists. Limassol is no less attractive for real estate investments.

Limassol is constantly evolving, infrastructure is being improved, new residential and office buildings are emerging. Real estate investments have always been profitable. And one of the reasons for the reliability of investment is the fact that a large number of elite schools, universities and offices are concentrated in the city.

Limassol attracts some of the most ambitious projects in Cyprus: more than 350 million Euros have already been invested in Limassol Marina, and the construction of the City of Dreams is estimated to attract investments in the region of 695 million Euros. The flow of those who want to purchase accommodation does not seem to dry out, and the demand for rent and the cost of apartments is constantly growing.

# CYPRUS

## *The Ultimate Destination*

There are many places in the world that might catch your attention, but Cyprus is a very special place. The island of love, where the traditions of Europe, Asia and Africa meet at a crossroad, fascinates everyone at first sight.

With its beautiful beaches, warm sun, modern infrastructure and friendly locals it is ideal not only for relaxation but also as a great place for work, study and business. A place suitable for families, business individuals, retirees, tax planners, holiday seekers. A place where everything can be combined and coexist in perfect harmony.

The most balanced package that includes safety, simplicity, joy for life, environmental quality, market potential, option for cosmopolitan as well as tranquil living, ongoing improvement in every industry and infrastructure, fast-growing business environment and all the benefits that a European country has to offer. Now your second home has a name; Cyprus!

### *General Benefits*

- Strategic Location
- Multicultural Workforce - Population
- Blue Flag Beaches
- One of the safest countries in the world
- Awarded Resorts & Facilities
- Two International Airports
- Wide Options of International Schools
- High Quality Lifestyle & Living
- Mediterranean Climate & Cuisine
- High Health Care Standards

### *Financial Benefits*

- Corporate Tax 12,5%
- 0% Capital Gains
- 0% Property Taxes
- 5% VAT for First Property Purchase
- 80% plus Service-Related Industry
- Non-Domicile Status
- Tax Residency in 60 Days
- No Inheritance Tax
- Solid and Stable Financial System
- Euro Currency



# PERMANENT RESIDENCY

## *Gateway To Europe*

In 2012, the Government of Cyprus developed a program whereby a permanent residence permit is granted to citizens of non-EU countries when they purchase property to the amount of 300,000 euros. The right to obtain a residence permit is granted to the investor and his immediate family. The main advantage of the Cyprus program, which distinguishes it from similar laws of other European countries, is the indefinite validity of the residence permit. That is, a residence permit is issued once and does not need to be renewed.

## *Permanent Residency Benefits*

- The presence of a permanent residence permit allows to freely enter Cyprus without a visa and stay in the country without restrictions on the duration of stay;
- A permanent residence permit does not affect tax liabilities in Cyprus;
- After seven years of actual residence in Cyprus, the holder of a residence permit has the right to apply for citizenship of the country;
- Availability of a residence permit allows investor to register companies and receive dividends;
- Holders of a permanent residence permit have the opportunity to obtain a Schengen visa or visas of other countries;
- The procedure for obtaining a permanent residence permit takes two months;
- The residence permit is automatically granted to the applicant's spouse, minor children, financial dependents under 25 years old as well as the applicant's husband and spouse;
- After receiving a permanent residence permit, the investor is not obliged to reside permanently in Cyprus, but must visit the country at least once every two years.

# TAX RESIDENCY

## *Enjoy The Benefits*

Cyprus in general has low tax rates but also offers a great tax residency-based system for foreign individuals. In an effort to make the system more competitive and even more attractive to foreign investors, the Cyprus Government introduced the '60-day rule' and the "non- domicile status".

### The '60 DAY RULE'

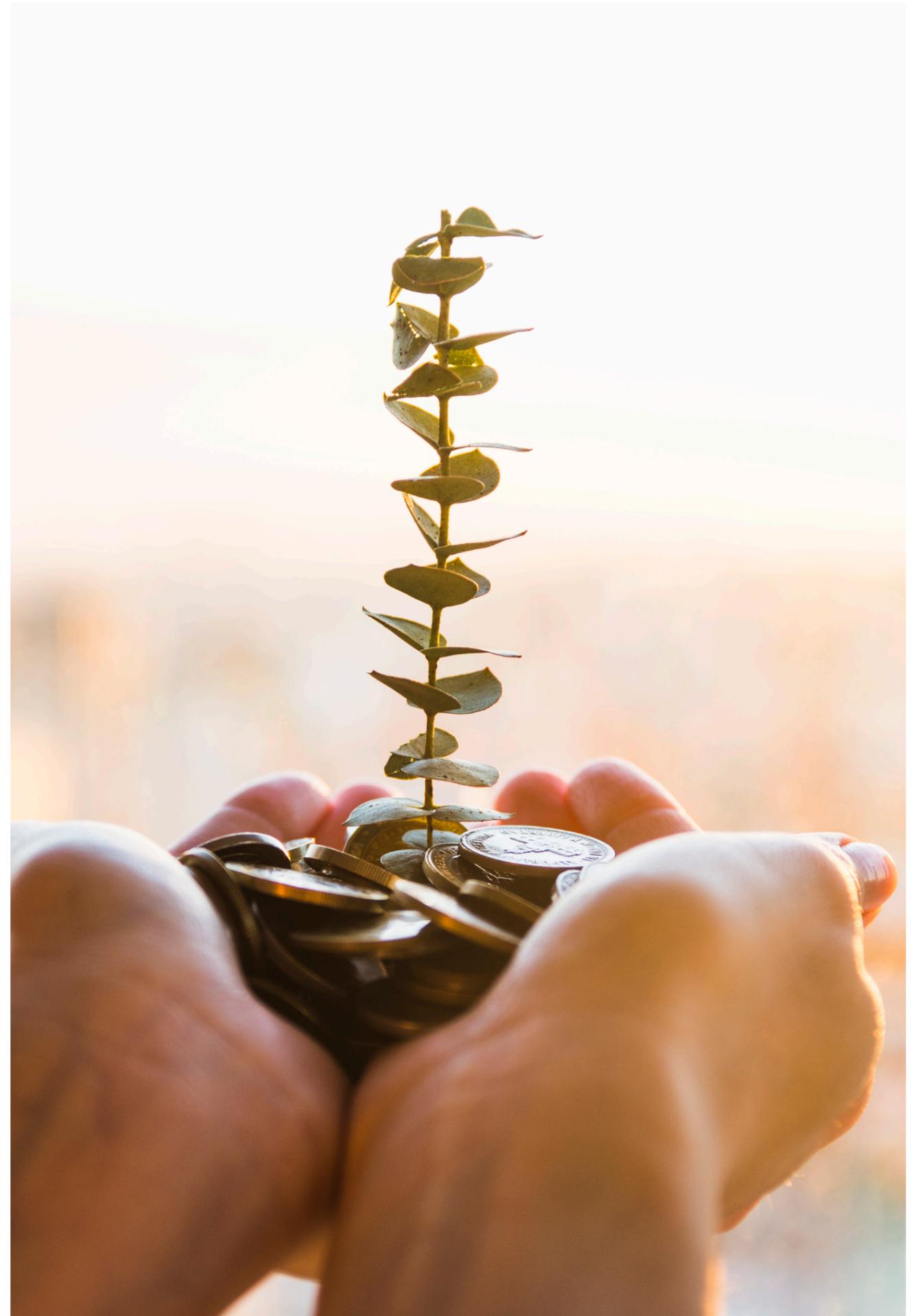
An individual who does not stay in any other country, for one or more periods exceeding in aggregate 183 days in the same tax year and is not tax resident in any other country for the same year, is deemed as a resident in Cyprus in that tax year following the below criteria:

- The individual stays in Cyprus for at least 60 days in the tax year;
- Do not reside in any other single state for a period exceeding 183 days;
- Is not a tax residence in any other country;
- Exercises a business and/or is employed in Cyprus and/or holds an office with a Cyprus tax resident company at any time during the tax year;
- Maintains (by owning or leasing) a permanent home in Cyprus.

### NON-DOMICILE

With the introduction of "non-domicile" or "non-dom" rules, a Cyprus tax resident individual who is not domiciled in Cyprus will effectively not be subject to SDC in Cyprus on any interest, rents or dividends (whether actual or deemed) regardless of whether such income is derived.

- The tax payable by a Cyprus resident non-domiciled on dividend income is 0%;
- The tax payable by a Cyprus resident non-domiciled on interest income is 0%;
- The rental income will only be subject to income tax at the standard rates.





# REAL ESTATE BROKERAGE

*Property Directly From The Source*

Quastilo team comprises of real estate professionals with long experience in the industry. A multicultural and multilingual sales team in your disposal ready to cover any request.

We work with selective individual property owners and with all the well-reputable and well-established developers in Cyprus so we can offer our clients a one-stop shop service when it comes down to their search and selection of their dream property.

Our property catalogue is constantly updated and covers all areas in Cyprus with teams in every city where the use of advanced technological tools enables us to promptly search, list and provide complete information about a property to a client in pursuit.

The company uses proven measures that protect its clients during the purchasing procedure until the property will fall officially under their ownership.



# SERVICES

## *An Added Value*

### PROPERTY MANAGEMENT

Quastilo cares about its clients and is there to provide a range of professional, after-sales services for the effective management of their properties. The company not only ensures a proper maintenance flow and safety of the client's property but also guarantees the highest possible investment income throughout the year. Our qualified professionals will deal with any task quickly and efficiently.

### BUILD YOUR OWN

The BUILD YOUR OWN Programme has been specially developed to serve clients who do not wish to buy a ready property; clients who instead prefer to buy a plot of their own preference and then with the help and support of our designated team of architects, constructors and technical consultants to custom-design and build their dream home. For this purpose, Quastilo created the KOMFORT & KLASS packages. KOMFORT refers to the Comfort Class category and KLASS refers to the Business Class category. Through its KOMFORT package, Quastilo offers affordable elegance accessible for family living or for long-term investment while through its KLASS package, it boasts a selection of finishes addressed to the high-end buyer. The design and materials used to ensure comfort and harmony throughout the home.

### QUASTILO EXCLUSIVES

Quastilo is a full-service licensed brokerage. The team comprises by experienced agents who have achieved a proven track record of success, not just in selling properties, but by representing buyers and sellers with integrity and professionalism. Having to deal with dozens of clients who experienced the importance of a personalized marketing approach and having the wish to distinguish ourselves from the competition, we have created the Quastilo Exclusives brand that serves Developers and individual Sellers to get exceptional results, by listing and representing exclusively with us their property in the market, using proven tactics, methodologies and lots of enthusiasm.





## **PARTNERS**

*Work With Us*

Quastilo is a partner-friendly organization, deeply involved in the process of providing ultimate client satisfaction. The company works openly and with transparency with all its partners offering full-range expertise and consequently does what is required for supporting and building long-term partnerships based on trust.

- P**ARTNER FRIENDLY – Our partners have been top-of-mind since our founding.
- A**VAILABILITY – We are 24/7 on your disposal.
- R**ELEVANCE – We are constantly updating our listings.
- T**IMELY RESPONSIVE – We response to your enquiries within one day.
- N**ATIONWIDE LISTINGS – Our catalogue covers all cities in Cyprus.
- E**FFICIENCY & CONVENIENCE – We use competent methods for handling a new lead.
- R**EAL TIME INFO – We provide on actual time essential information.
- S**KILLED WORKFORCE – A competitive multicultural and multilingual team.



# IDEAL LOCATIONS

*Property Map*



# CONTACT

*Experience The Q Effect*

## THE Q EFFECT

Every word, every sound, and every letter has an impact on the way how every human is thinking.

Q is the initial letter of our brand name QUASTILO that derives from the Latin word "quid style", meaning "what a style/design/method/approach", a phrase that comes to life through each property we represent.

We strive so every client of ours experience the Q, a symbol of elegant shapes, fine quality and unparalleled value.

Experience our products and services; experience the Q.

**Phone:** +357 25 260 708 | 95 727 000

**Mail:** [info@quastilo.com](mailto:info@quastilo.com) | [sales@quastilo.com](mailto:sales@quastilo.com)

**Web:** [www.quastilo.com](http://www.quastilo.com)

