



وُزَارَةُ الْعَدْلِ
MINISTRY OF JUSTICE

**Advantages and incentives for non-Qatari
ownership and use of real estate
and the procedures to be followed to complete the purchase
procedures in the State of Qatar**

First: Allowing the ownership and use of real estate

The State of Qatar currently allows (25) areas for real estate ownership and use for non-Qatari citizens, of which 16 areas are allowed for usufruct right for a period of 99 years, and 9 areas are allowed for freehold ownership by the owner of the property, in addition to residential units detached in residential complexes, or offices and shops in commercial complexes in all over the state.

The freehold ownership areas in case of purchase are:

West Bay (Legtaifiya), The Pearl District, Al Khor Resort, Al Dafna (Administrative Area No. 60), Al Dafna (Administrative Area No. 61), Onaiza (Administrative Area), Lusail, Al Kharaj, and Jabal Thaleb.

The areas of usufruct right for a period of 99 years are:

Musheireb, Fereej Abdul Aziz, Doha Al Jadida, Al Ghanim Al Ateeq, Al Riffa, Al Hitmi Al Ateeq, Isalata, Fereej Bin Mahmoud 22, Fereej Bin Mahmoud 23, Rawdat Al Khail, Mansoura, Fereej Bin Dirham, and Najma.

Umm Ghuwailina, Al Khalifa, Al Sadd, Al Mirqab Al Jadeed, Fereej Al Nasr, and the Doha International Airport area.

All of these areas have investment returns for those wishing to invest in real estate and provide an ideal place for accommodation due to their modern urban plans, the international standards on which they were built, and the modern and advanced communications and transportation networks that are characterized by them.

Second: categories and characteristics of the available real estate

New categories have been added that are allowed in the areas of real estate ownership for non-Qatari citizens, where the decision to allow was previously limited to individuals, and now non-Qatari companies are also allowed to own in the same areas specified in the Council of Ministers decision, and the decision allowed owners and beneficiaries of real estate the right to dispose and rent it.

Currently, non-Qataris may also own a detached unit (a villa for example) in a residential complex, and they may own detached units (offices and shops) in commercial malls, all over the country.

Among the privileges associated with owning real estate in the State of Qatar, the procedures for granting residency permit to owners of real estate not less than 730,000 Qatari Riyals (equivalent to \$200,000) have been facilitated, so that the property owner of this category obtains residency permit for himself and his family without a sponsor for the duration of his ownership of the property.

The owner of a property with not less than 3.650000 million Riyals (one million dollars) receives the privileges of permanent residency, which include healthcare, education, and investment in some commercial activities.

The Ministry of Interior and the Ministry of Justice worked to develop an automated system that would allow non-Qatari residents to obtain residency permit directly upon completion of the property purchase procedures.

Third: The mechanism for submitting purchase applications

Applications for the purchase or use of real estate are submitted directly to the office of non-Qatari ownership and use of real estate.

In the event of purchasing in the Pearl District and Lusail City, the application shall be submitted through the departments of these areas. The Ministry advises the need to take into account the attachment of all required documents, especially those related to the seller and buyer of the property, so that the application fulfills the requirements for submission in accordance with the provisions of the law.

Supportive measures for those wishing to purchase real estate

Any person, natural or legal, benefits from the conditions that support the purchase of real estate in the State of Qatar, because the State of Qatar is the first in the world in the ease of registering real estate according to the latest indicators of ease of doing business issued by the International Bank, and the buying and selling process is carried out in less than one working day after the completion of the application procedures and the response to the applicant. The title deed and blueprints are obtained at the same time.

Real estate registration fees in the State of Qatar are ranked as the lowest in the region by 0.25% (2,500 Riyals per million), in addition to the most flexible and attractive laws for investment in the region.

For contact with non-Qatari real estate ownership offices in Doha :

Pearl office:

Phone number: 40216669

Address: Al Mahara Building, The Pearl-Qatar

Lusail office:

Phone number: 40216675 / 40216674

Address: Lusail Real Estate Development Company Building, Lusail

Email: nqo@moj.gov.qa

attachment:

-Organizational and cadastral maps of the areas allowed for buying and selling for non-Qataris.

Table No. (1):

The Areas of Non-Qataris' Real Estate Ownership

s/n	The Area's Name	The Area's Number
1	West Bay (Legtaifiya)	66
2	The Pearl	66
3	Al Khor Resort	74
4	Al Dafna (Administrative Area)	60
5	Al Dafna (Administrative Area)	61
6	(Administrative Area) Onaiza	63
7	Lusail	69
8	A Khuraij	69
9	Fox Hill	69



Table No. (2):

The Areas of Non-Qataris' Real Estate Use

s/n	The Area's Name	The Area's Number
1	Msheireb	13
2	Fereej Abdul Aziz	14
3	Al Doha Aljadeeda	15
4	Old Al Ghanim	16
5	Al Rufaa, and Old Al Hitmi	17
6	Al Salata	18
7	Fereej Bin Mahmoud	22
8	Fereej Bin Mahmoud	23
9	Rawdat Al Khail Hotel	24
10	Al Mansoura, and Fereej Bin Durham	25
11	Najma	26
12	Umm Ghuwailina	27
13	Al Khulaifat	28
14	Al Sadd	38
15	Al Mirqab Al Jadeed, and Fereej Al Nasr	39
16	Doha International Airport Area	48

