

09 Life Residences

Real Estate + Second Identity
Value-added Service



REAL ESTATE

Curated properties in growing markets with strong value and lifestyle potential.



SECOND IDENTITY

Empower your global freedom with a secure and reliable second passport.

DENIZ



Program at a Glance



Second Identity Value-added Benefit Marketing Program



AED 1.3M+

Benefit Condition

09 Life Residences + Deniz
Services



3 Payments

Payment Plans

60% DP · 20%+20%+30% DP ·
Full Payment



2 Countries

Passports

Vanuatu · São Tomé & Príncipe



~3 Months

Timeline

Obtain the passport less than
3months



Core Positioning — What We Are (and Are Not)



“Real Estate
Business +
International Identity
Value-added Service”



Not Selling Passports

We do not conduct transactional sales of citizenship.



Not an Immigration Company

We are a UAE-based developer focused on delivering a high-quality lifestyle.



Not a Financial Product

We do not provide financial services or financial products.



High Net Worth (HNW) Client Service ✓

We provide comprehensive high-end services combining real estate with global identity solutions.



Introduction to Value-added Benefits

Passport programs, eligibility, and application process



Target Clientele — HNW Individuals in the MENA Region

Focusing on the MENA region — serving high-net-worth individuals with core needs for business expansion, global mobility, diversified banking, asset security, and family planning.



Geopolitically Relevant Countries

Clients navigating complex international environments



Sanctioned Regions

Clients requiring alternative banking and travel access



Russian-Speaking Regions

Clients seeking neutral identity solutions



India · Pakistan · Arab Countries

Emerging wealth requiring global mobility



Middle East Conflict Zones

Clients prioritizing family safety and stability



GCC Resident Investors

Business owners expanding global footprint



TWO NATIONS, *A Wider World*

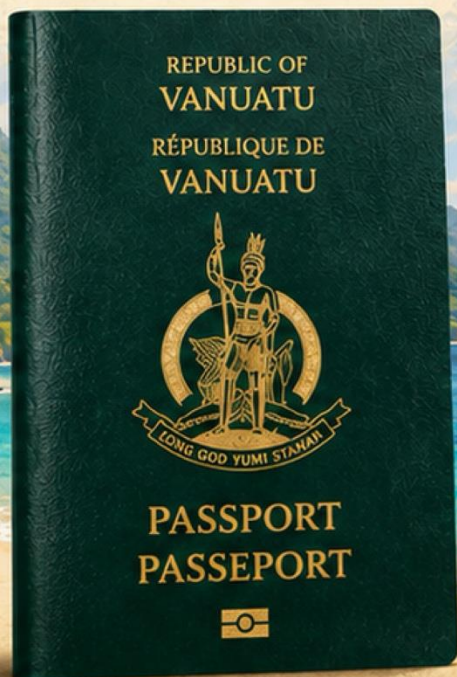


FREEDOM. OPPORTUNITY. A BETTER FUTURE.



VANUATU

SOUTH PACIFIC PARADISE



SÃO TOMÉ AND PRÍNCIPE

AFRICAN HOSPITALITY,
GLOBAL ACCESS



VANUATU

South Pacific Paradise

WHY VANUATU

A former
British and French
condominium

The near abroad of
Australia and
New Zealand



1 Month

Fast Processing



94 Visa-Free

Countries



No Residency

Required



Tax Benefits

Wealth Planning



VANUATU

A Unique Island Nation with
Rich History and Perfect Location



HISTORY

A former British and French condominium

From 1906 to 1980, Vanuatu was jointly administered by Britain and France as the New Hebrides.



30 JULY 1980

Vanuatu gained Independence and became a sovereign nation.



OFFICIAL LANGUAGES

Bislama, English and French

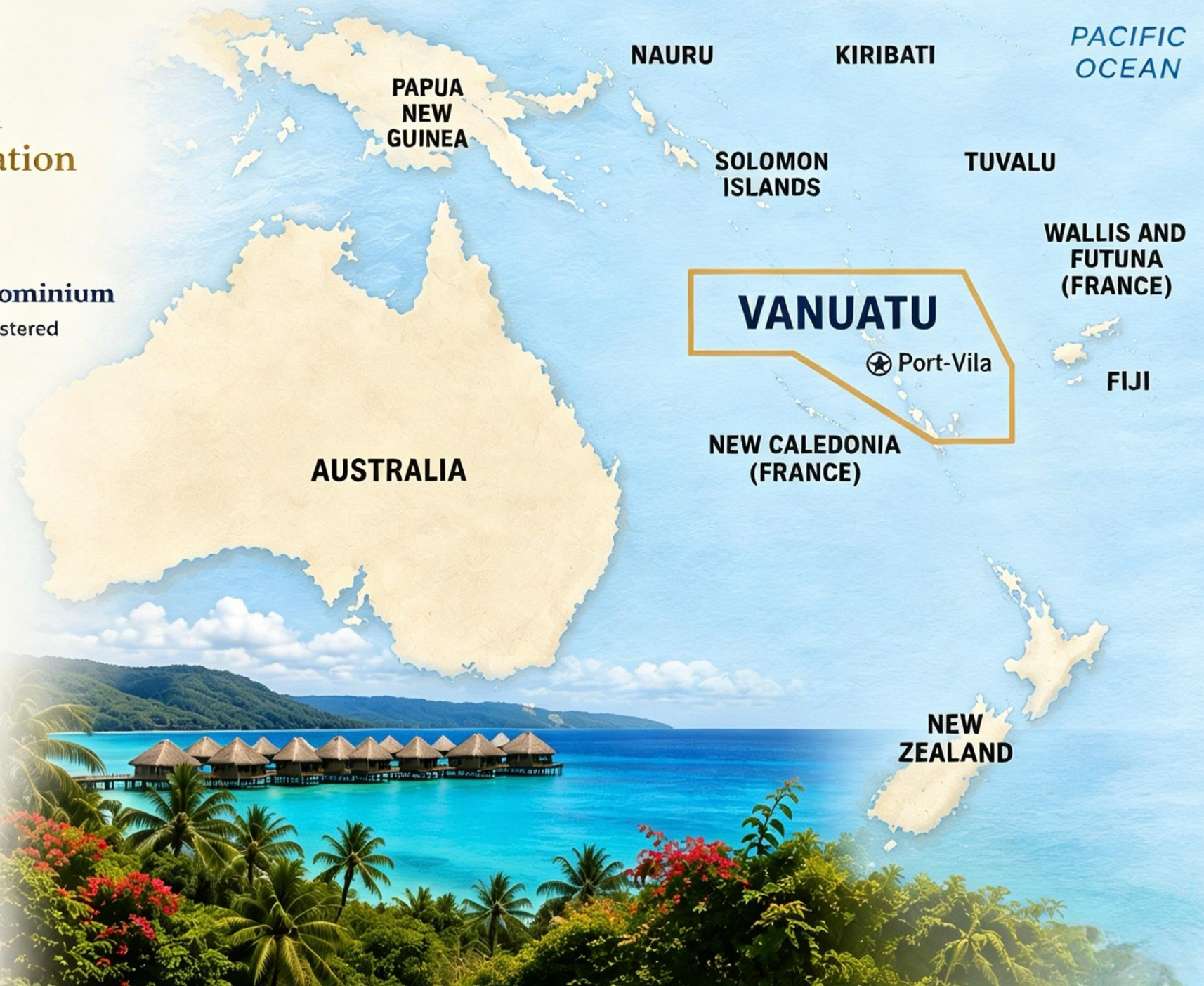


GEOGRAPHY

**The near abroad of
Australia and New Zealand**

Located in the South Pacific Ocean,
Vanuatu is just:

- ✈ ~2.5 hours flight from Australia's east coast
- ✈ ~3 hours flight from New Zealand
- 🌴 Surrounded by 83 Islands with stunning beaches, coral reefs and active volcanoes.



1 Month Fast Processing

Quick. Simple. Efficient.

Vanuatu's streamlined process ensures you receive your visa in as little as 1 month.



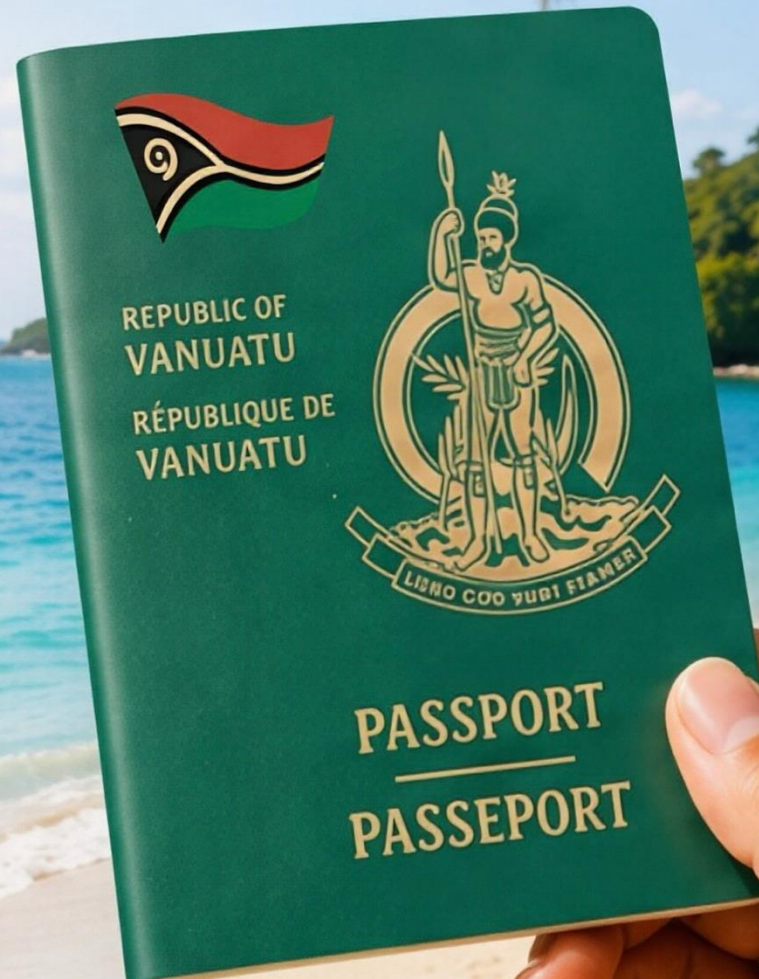
Minimal documentation



Professional guidance



Dedicated support



94 Visa-Free Countries

Travel the world with freedom.

Vanuatu passport holders enjoy visa-free or visa-on-arrival access to 94 countries and territories.



94
Visa-Free
Destinations



Easy
Global Mobility



More Opportunities
for Business & Leisure



No Residency Required

Maintain your lifestyle and freedom.

There is no requirement to live in Vanuatu before or after obtaining citizenship.



No physical stay
required



Apply from anywhere
in the world



Ideal for global citizens
and families



Tax Benefits Wealth Planning

Optimize your global wealth.

Vanuatu offers a favorable tax environment to help you protect and grow your wealth.



No personal income tax



No capital gains tax



No inheritance tax



No wealth tax



Strong asset protection

WEALTH PLANNING

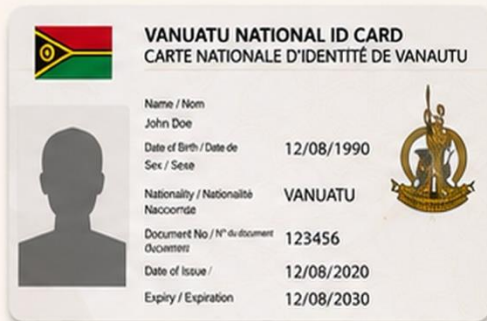
- ☒ Tax Efficiency
- ☒ Asset Protection
- ☒ Financial Freedom
- ☒ Legacy for Future



Passport



National Identity Card



Birth Certificate

GOVERNMENT OF THE
REPUBLIC OF VANUATU
Civil Registration and Vitality Management

Form 3
(Section 10(1))

REGISTRATION OF BIRTH

	CHILD	FATHER	MOTHER
Family Name			
Given Names			
Sex			
Date of Birth			
Registration Number			



Citizenship Certificate



Documents List

Your Essential Documents
for Vanuatu Citizenship





SÃO TOMÉ
AND PRÍNCIPE

SÃO TOMÉ

— AND PRÍNCIPE —

FORMER PORTUGUESE COLONY

*A Paradise in
the Gulf of Guinea*



CPLP MEMBER STATE

CPLP is the Community of Portuguese Language Countries
(Comunidade dos Países de Língua Portuguesa, CPLP)

KEY ADVANTAGES



1. FAST PROCESSING

Obtain citizenship in
3–5 MONTHS



2. VISA-FREE TRAVEL

Visa-free access to
71 COUNTRIES

Easy obtain
Portuguese Schengen Visa



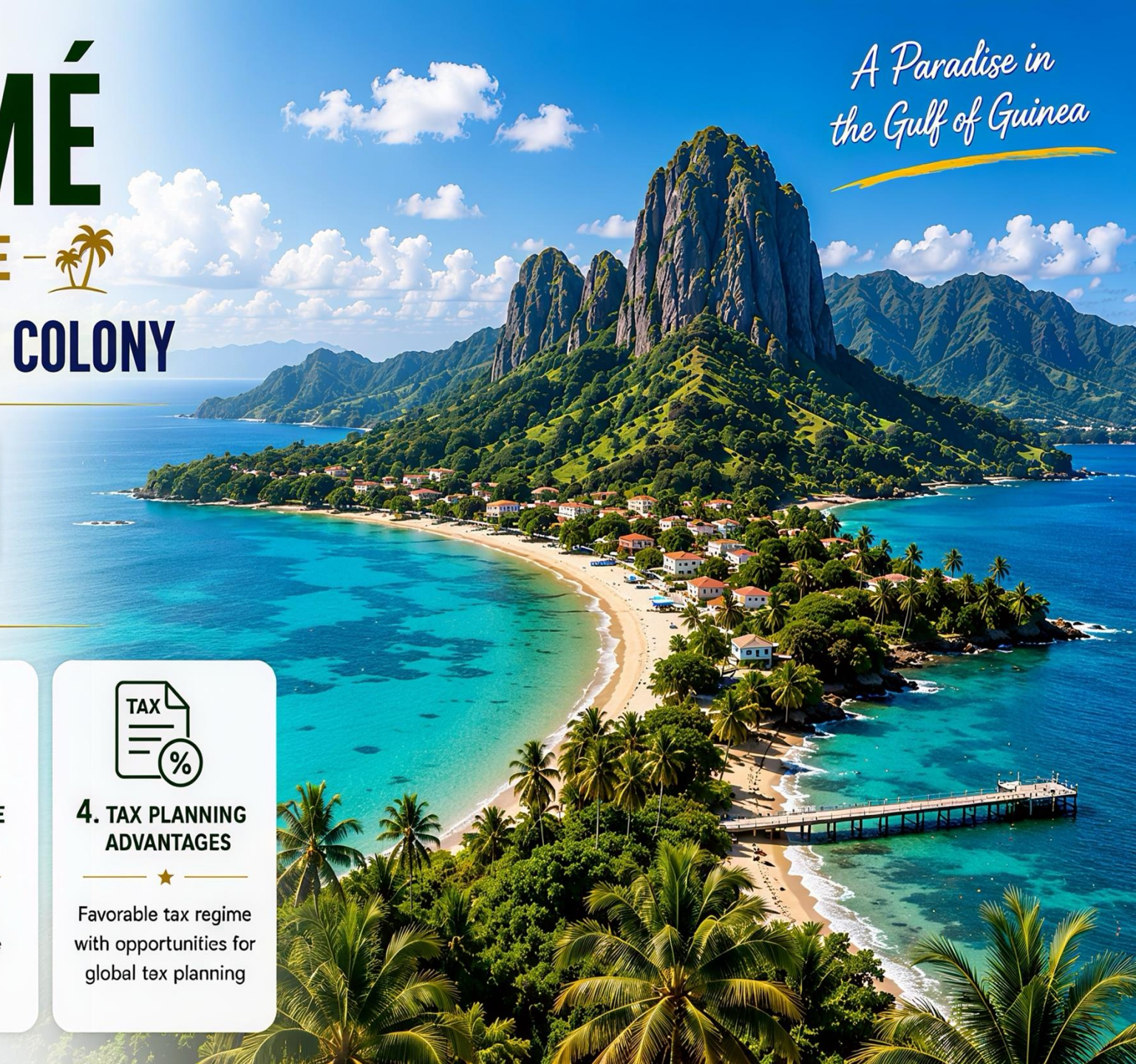
3. NO RESIDENCE REQUIREMENT

No minimum stay
or physical presence
required



4. TAX PLANNING ADVANTAGES

Favorable tax regime
with opportunities for
global tax planning





SÃO TOMÉ AND PRÍNCIPE

— FORMER PORTUGUESE COLONY —

A beautiful island nation in the Gulf of Guinea,
with a rich history, strategic location
and a bright future.

A RICH HISTORY AND HERITAGE



1470

Discovered by
Portuguese
explorers



1493

Uninhabited islands
officially claimed by
Portugal



1522

Became an important
Portuguese colonial
outpost



1975

Gained independence
on July 12, 1975



TODAY

A peaceful, stable
nation embracing
sustainability and
development

*Where nature, history
and opportunity
come together.*



CPLP MEMBER STATE



CPLP

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Portuguese Language Countries
(Comunidade dos Países de
Língua Portuguesa, CPLP)



Angola



Brazil



Cape Verde



Guinea-Bissau



Mozambique



Portugal



São Tomé
and Príncipe



Timor-Leste



Promoting peace, cooperation and sustainable development
through our common language and shared values.



FAST PROCESSING

Obtain citizenship in
3-5 MONTHS



Simple requirements



Efficient government process



Start your new journey sooner





SÃO TOMÉ
AND PRÍNCIPE

VISA-FREE TRAVEL



Visa-free access to
71 COUNTRIES



Former Portuguese Colony
Strong historical ties with Portugal
and the Portuguese-speaking world



**Easy to obtain Portugal
Schengen visa**
Well-established relations make
Schengen visas easy to obtain





NO RESIDENCE REQUIREMENT



No minimum stay
or physical presence
required



Full flexibility to live,
work and travel
where you choose



Ideal for global citizens
and international families





TAX PLANNING ADVANTAGES



Favorable tax regime
with low personal and
corporate tax rates



No tax on worldwide income,
inheritance or wealth



Perfect for international
business and asset protection





Compare Passports

Select passports and compare their power over time.



94



71



51



35



42



Filter...

Find...

	Vanuatu	Sao Tome and Principe	Iran	Afghanistan	Pakistan
	Current	Current	Current	Current	Current
HAITI	VISA-FREE 90	VISA-FREE 90	VISA-FREE 90	VISA-FREE 90	VISA-FREE 90
HONDURAS	VISA-FREE 90	VISA-FREE 90	VISA REQUIRED	VISA REQUIRED	VISA REQUIRED
HONG KONG	VISA-FREE 90	VISA-FREE 14	EVISA	EVISA	EVISA
HUNGARY	VISA REQUIRED	VISA REQUIRED	VISA REQUIRED	VISA REQUIRED	VISA REQUIRED
ICELAND	VISA REQUIRED	VISA REQUIRED	VISA REQUIRED	VISA REQUIRED	VISA REQUIRED
INDIA	EVISA 30	VISA REQUIRED	VISA REQUIRED	EVISA 30	VISA REQUIRED
INDONESIA	EVISA	EVISA	EVISA	EVISA	EVISA
IRAN	EVISA · VISA ON ARRIVAL 30	EVISA · VISA ON ARRIVAL 30		VISA REQUIRED	VISA REQUIRED
IRAQ	EVISA	EVISA	VISA-FREE 30	EVISA	EVISA
IRELAND	VISA REQUIRED	VISA REQUIRED	VISA REQUIRED	VISA REQUIRED	VISA REQUIRED

Benefit Access Conditions - AED 1.3M + Payment Plan



60%

Down Payment Plan

Core Condition:

The down payment must reach 60% of the total house price before benefit activation.



20%+20%+30%

Split Down Payment Plan

Core Condition:

Initial 20% down payment, at least 40% paid to activate the benefit.



100%

Full Payment Plan

Core Condition:

100% of house payment paid in full. Passport application initiated upon confirmation of receipt.

Application Cycle — Within 3 Months



01

Admin Involvement

Initiation & Preparation

After deposit payment, the professional team immediately assists in preparing application documents and conducting feasibility assessment.



02

Admin + Professional Institutions

Formal Application Submission

After developer confirms receipt of 40% of house payment, the full application process is officially initiated.



03

~2 Months Processing

Passport Acquisition

After formal submission, approval and passport receipt are expected within approximately 2 months.



Fail to Pass the Assessment



Once the client's payment meets the required conditions, we will collect the necessary documents and information to conduct an initial assessment.

 **Assessment duration: 3–4 weeks.**



Clients must provide all authentic and valid documents and disclose their background truthfully, including but not limited to any criminal, political, or commercial background. Any submission of false information or documents is strictly at the client's own risk.



If the assessment is not approved and the client decides to terminate the property purchase, a **USD 10,000** assessment fee will be deducted.

Commonly Required Documents



Application Form



Passport



Birth Certificate

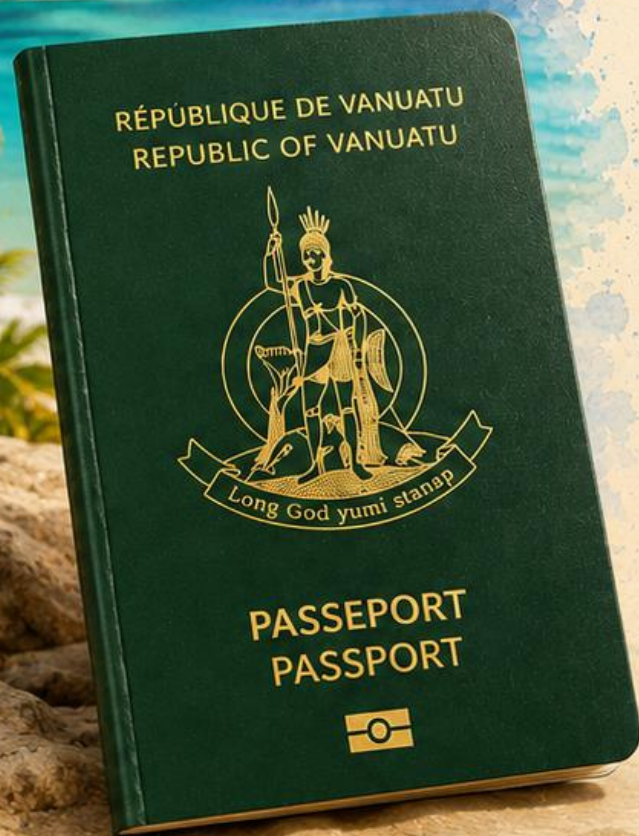


Photos



Police Clearance Certificate
(No Criminal Record)

Ready for getting your new passport!



Global Mobility

Visa-free or visa-on-arrival
access to many countries
worldwide.



Secure Your Future

Enhance your personal
security and provide
more choices for you
and your family.



New Opportunities Await

Open the door to better
education, business,
and global investment
opportunities.

