



LEX MUNDI
PUBLICATION

ISSUES RELATING TO FOREIGN INVESTMENT

**COSTA RICA
Facio & Cañas**

CONTACT INFORMATION:

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1) Is national governmental permission required for foreign investors to acquire real estate? If so, please identify.

No. Foreign persons or entities are allowed to acquire and own real estate without restrictions.

2) Are there other national restrictions imposed on ownership of real estate by foreign investors? To acquire interests in entities which own real estate? If so, please identify.

Land within 200 meters from the seashore generally may not be owned with full title. It can only be enjoyed by private persons or entities under concession by the local Municipality. Concessions are not allowed for foreign nationals, foreign companies or local companies in which more than 50% of the stock is owned by foreign nationals.

3) Are foreign investors required to invest with a local partner? If not, is investment with a local partner advisable?

Generally there is no such requirement. A special regulation applies to companies in the industry of electric power generation, in which foreign ownership may not exceed 65%. Partnership with a local investor is generally advisable from a business point of view.

4) What national taxes are levied solely on foreign individuals or entities acquiring or transferring real estate or interests in entities which acquire real estate?

There are no taxes that are applicable exclusively to foreign individuals or entities.

5) Describe reporting requirements for reporting the acquisition, ownership or disposition of real estate which relate solely to foreign direct or indirect owners of real estate.

There are no such reporting requirements.