

Real Estate In Georgia

Purchasing Simplified

Real Estate Purchase Assistance. We represent only your interests, not the seller's, so you always get objective advice. From initial property research, through due diligence, purchase, and post-purchase.



Done For You

Saves you a huge amount of time & research and avoids many potential mistakes. We do most of the work for you.



Protected Interests

Unlike estate agents, we do not take a commission from the seller, so we represent your interests objectively.



Priority Legal Help

From due diligence to offer negotiations and more, our lawyers make the difference for you.



Expert Advice

Our knowledge of the market helps you make the right choices and get a fair deal.



Expert Assistance

We are on call to help every step of the way.



No Language Barrier

Our fluent bilingual staff prevent your deal getting lost in translation.



Avoid Scams

We spot these for you and resolve them before they even need to become a concern.

**Save Time & Stress.
Comprehensive Purchase Assistance.
From Start To Finish.**



+995 592 19 36 63



info@expathub.ge

Inclusions & Typical Schedule

The process can typically take 1 to 4 months, depending on a large variety of factors.

The property search and selection process is potentially the most time-consuming part of the process. If your ideal property is quickly selected, the price agreed, you have funding readily available, the seller is cooperative, and our legal team doesn't come across any surprises when carrying out their due diligence, then the process can be relatively straightforward and can take as little as one month.

However, we know from experience that the process is rarely simple and straightforward. The stages in the process are outlined below, and give you an idea of the duration of each stage and just how much assistance is included in our buy-side packages.

Initial Research & Setup, 1 to 2 weeks duration

- Initial free consultation (30 minutes, pre-purchase). We talk through the market in general and are happy to answer any questions about your needs, purchasing in general and our purchase assistance package.
- Payment of the 30% deposit for the service.
- Sign a local PoA at a Notary (included in the price), if you do not plan to be in Georgia for the final property transfer/registration.
- In depth real estate consultation (1 hour). We deep dive into your exact requirements and perfect outcome. We analyze your requirements to offer vital feedback. We discuss getting your funds to Georgia for the purchase.
- Initial property research and fine-tuning. As most clients are not 100% sure about what they actually want from the start, we provide some initial options for your critique and identify unexpected deal breakers and surprise revelations.



+995 592 19 36 63



info@expathub.ge

Property Research In Depth, 1 to 8 weeks duration

- 1. Property sourcing. We scour the market listings as well as liaise with trusted agents and developers to find the best options matching your criteria.
- 2. Property feedback and review. We call relevant agents and owners to get additional information on any details that are not clear from the listings. Options which meet criteria at this stage then get reviewed by a senior member of our team before being passed to you for your review.
- 3. Pre-screening / remote viewing of property. Options meeting your satisfaction can be viewed in-person (a member of our team will accompany you), or we can view and share with you via video or video chat to ensure that all your specifications are actually met.
- 4. In-person viewing of short listed properties. If you will be in Georgia, then any properties that make the top of your shortlist can be viewed in-person.
- We repeat the above 4 steps until a final property is selected by you.
- *This stage can be significantly reduced if a suitable property, meeting your specifications, is found quickly. This depends on market conditions at the time of research.*
- *It should be noted that your active participation, availability for viewings (in-person or online), and decisiveness, at this stage, have a significant bearing on the process timeline.*

Important Real Estate & Legal Checks, 1 to 3 weeks duration

- Essential legal due diligence checks to ensure the property is as it should be, legally.
- Confirming essential details/expectations about the sale with the seller (Payment type, timeline, etc.).
- Perform a property inspection.
- Payment of the second 50% installment of ExpatHub fees.
- Purchase agreement review begins. Translation checks of all documents.



+995 592 19 36 63



info@expathub.ge

Legal Work & Sale Preparation, 1 to 2 weeks duration

- Purchase agreement review feedback and relevant negotiations with the seller.
- Transaction structure & tax analysis. Property tax / Rental income tax consultation (60 mins with a senior tax attorney).
- Final assistance with transfer of funds to Georgia.

Purchase, 2 to 7 days duration

- Final payment of balance to ExpatHub (20% of our total fee for the package).
- Purchase process (transfer of title to buyer & funds to the seller). We mediate the process (~4 days).
- If you do not plan to be in Georgia for the property transfer/registration, we represent you through a PoA.
- Initial after-sale assistance and confirmation of completion.

After Sale Process (Premium Plus Clients)

- Assisting with setting up all utilities.
- Connecting client with contractors* for repair/renovation work.
- Connecting client with rental management companies*, if required.
- Commencement of residency services (20% discount), if required.
- 1st annual property tax filing service included.

** All third party services and products may incur additional fees, paid directly by you to the provider. We do not receive commissions on referrals from sellers.*

Full Pricing Information & Package Options Here:

<https://expathub.ge/real-estate-conveyancing-pricing/#concierge>

Got Questions? Contact Our Team



+995 592 19 36 63



info@expathub.ge