Section 8 of the guide: A Dubai Golden Visa through property: who qualifies, how the process works, and how long it took me

How it went for me

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I did it in 2025, through a document clearing company in Dubai:

1. **January:** an official valuation of the property.
2. **After the valuation:** pre-approval. From that point you need to stay inside the UAE until the process is complete.
3. **End of March:** the medical test, and basic health insurance.
4. **Beginning of April:** the visa was issued, for 10 years, as a self-sponsored property owner.
5. **After that:** the Emirates ID registration form, fingerprints at a service centre, and the card arrived by courier.

All the steps that required me to be there took about two and a half weeks in Dubai. Once I had residence, I could also exchange my driving licence (see the guide to a Dubai driving licence).

The full guide on the site: u810properties.com/en-guide-golden-visa

Considering a Golden Visa through property?

Tell me about the property, and we will check together whether it meets the conditions.

Send a WhatsApp message →

This information is general and correct as of the update date. Conditions and fees can change, so check them on the DLD service page before you start. It is not a substitute for legal advice.