

Question for written answer E-003241/2026
to the Commission
Rule 144
Georgios Aftias (PPE)

Subject: Keeping a check on property purchases made by non-EU countries in cross-border areas

The aggressive purchase of land and real estate through the massive inflow of capital from non-EU countries, has intensified in recent years according to news reports and accounts given by residents in many EU Member States. The phenomenon is particularly noticeable in cross-border areas of major economic and national importance. The European Commission should strengthen transparency mechanisms for tracing the source of the money and the ownership purpose and structure. It should also investigate the corporate structure, especially where there are shell companies facilitating tax evasion or where there are other economic activities involved. Lastly, in areas of strategic importance, sales should be subject to stricter controls and approval by the competent authorities of each state when national issues arise.

In view of the above, can the Commission answer the following:

1. Will it allow for strict controls in Member States, especially in cross-border areas?
2. Will it check the type of investment and the source of the money?
3. Will it check the feasibility of setting up a company?

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