

118TH CONGRESS
1ST SESSION

H. R. 3697

To preempt State prohibitions on real estate purchases by foreign citizens,
and for other purposes.

IN THE HOUSE OF REPRESENTATIVES

MAY 25, 2023

Mr. GREEN of Texas (for himself, Ms. CHU, Mr. BOWMAN, Mr. CASAR, Ms. JAYAPAL, Ms. LEE of California, Mr. LIEU, Ms. TOKUDA, Ms. MENG, Ms. TLAIB, Mrs. FLETCHER, Mr. KIM of New Jersey, Ms. CASTOR of Florida, Mr. EVANS, and Mr. TAKANO) introduced the following bill; which was referred to the Committee on the Judiciary

A BILL

To preempt State prohibitions on real estate purchases by
foreign citizens, and for other purposes.

1 *Be it enacted by the Senate and House of Representa-*
2 *tives of the United States of America in Congress assembled,*

3 **SECTION 1. SHORT TITLE.**

4 This Act may be cited as the “Preemption of Real
5 Property Discrimination Act”.

6 **SEC. 2. PREEMPTION OF STATE PROHIBITIONS ON REAL**

7 **ESTATE PURCHASES BY FOREIGN CITIZENS.**

8 (a) IN GENERAL.—Any law of a State, the District
9 of Columbia, or any territory of the United States that

1 prohibits or otherwise restricts the purchase by an indi-
2 vidual of real property within such State, District, or terri-
3 tory based on the citizenship of the purchaser is hereby
4 preempted.

5 (b) ENFORCEMENT.—The Attorney General is au-
6 thorized to enforce this section.

7 (c) PRIVATE RIGHT OF ACTION.—

8 (1) IN GENERAL.—In the case of any State,
9 District, or territory that attempts to enforce a law
10 preempted by subsection (a), an individual harmed
11 by such action may bring a civil action against such
12 State, District, or territory in any Federal court of
13 competent jurisdiction.

14 (2) INJUNCTIVE RELIEF.—In a civil action
15 brought under paragraph (1) in which a plaintiff
16 prevails, the court may award the plaintiff injunctive
17 relief.

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