

## Famille Nishikujo 202

Residential

Apartment

Vacant

Osaka

Posted On 06-09-2019

📍 3-chome-4-34 Nishikujo, Konohana-ku, Osaka.

**¥ 21,800,000** **BUY**

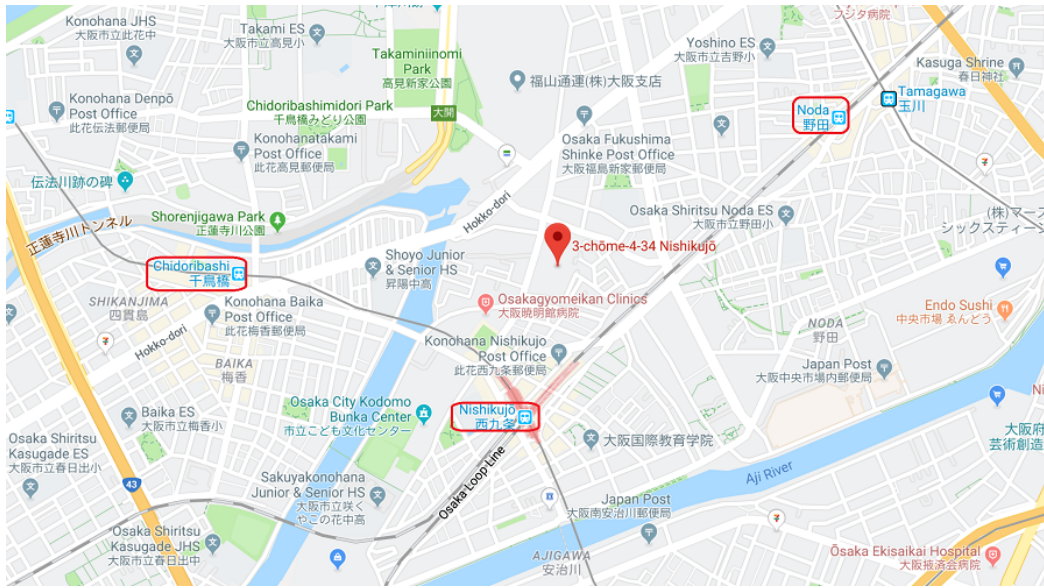
📐 Floor Area  
59.92 m<sup>2</sup>

🏠 Layout  
3LDK

📅 Built Year  
1985




📈 Gross Yield  
0%












## PROPERTY INFO

### Building / Land Information

	Property Name:	Famille Nishikujo 202
	Address:	3-chome-4-34 Nishikujo, Konohana-ku, Osaka.
	Land Ownership:	Freehold
	Building Structure:	Steel Reinforced Concrete
	Built Year:	1985


### Unit Information


	Total Units:	142
	Layout:	3LDK
	Floor / Total Floors:	2 Floor / 14 Floors
	Floor Area:	59.92 m <sup>2</sup> / 644.98 ft <sup>2</sup>
	Balcony Area:	8.40 m <sup>2</sup> / 90.42 ft <sup>2</sup>
	Balcony Facing:	South
	Occupancy Status:	Vacant

### Additional Information

Note 1: Nice and convenient residential area

### Location Information

 Transportation: Nishikujo station / 5 minutes walking distance

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## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥0	¥0
Building Management Fee:	-¥5,300	-¥63,600
Building Sinking Fund:	-¥11,600	-¥139,200
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥0	-¥0
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥120,000
	Net Rental Income After Tax:	¥-322,800

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥21,800,000	¥21,146,000	¥20,710,000
Land Registration & Legal Fee (Estimated):	¥200,000		
Agency Brokerage Fee:	¥785,400	¥763,818	¥749,430
Total Cost of Purchase:	¥22,785,400	¥22,109,818	¥21,659,430

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥21,800,000	¥21,146,000	¥20,710,000
Gross Rental Yield:	0.00%	0.00%	0.00%
Net Rental Yield:	-0.89%	-0.92%	-0.94%

