

# Crystal Exe Shinsaibashi

Residential

Apartment

Vacant

Osaka

Posted On 13-03-2020

📍 2-10-13 Nishishinsaibashi, Chuo-ku , Osaka.

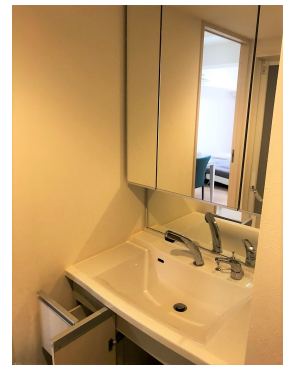
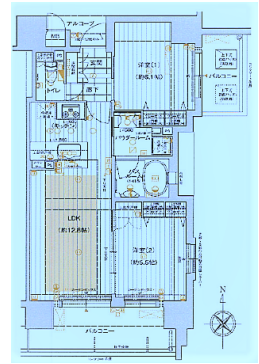
**¥ 45,000,000** **BUY**

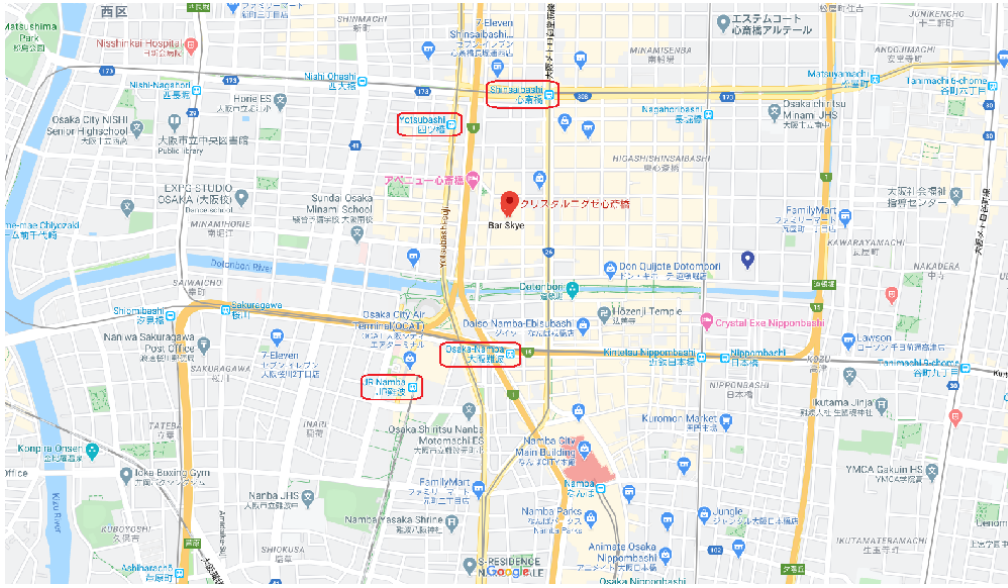
📐 Floor Area  
50.74 m<sup>2</sup>

🏠 Layout  
2LDK

📅 Built Year  
2014

📈 Gross Yield  
0%












## PROPERTY INFO

### Building / Land Information

	Property Name:	Crystal Exe Shinsaibashi
	Address:	2-10-13 Nishishinsaibashi, Chuo-ku , Osaka.
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	2014


### Unit Information

	Total Units:	81
	Layout:	2LDK
	Floor / Total Floors:	5 Floor / 13 Floors
	Floor Area:	50.74 m <sup>2</sup> / 546.17 ft <sup>2</sup>
	Balcony Area:	13.57 m <sup>2</sup> / 146.07 ft <sup>2</sup>
	Balcony Facing:	South
	Occupancy Status:	Vacant

### Additional Information

Amenities: City center, all shopping facilities and restaurant nearby

### Location Information

 Transportation: Shinsaibashi station / 4 minutes walking distance

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## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥0	¥0
Building Management Fee:	-¥9,800	-¥117,600
Building Sinking Fund:	-¥5,500	-¥66,000
Other Miscellaneous Fee:	-¥90	-¥1,080
Agency Management Fee:	-¥0	-¥0
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥140,000
Net Rental Income After Tax:		¥-324,680

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥45,000,000	¥43,650,000	¥42,750,000
Land Registration & Legal Fee (Estimated):	¥220,000		
Agency Brokerage Fee:	¥1,551,000	¥1,506,450	¥1,476,750
Total Cost of Purchase:	¥46,771,000	¥45,376,450	¥44,446,750

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥45,000,000	¥43,650,000	¥42,750,000
Gross Rental Yield:	0.00%	0.00%	0.00%
Net Rental Yield:	-0.39%	-0.41%	-0.42%

