

Maison Bell City

Posted On 08-03-2020
📍 3-20-14 Noe, Joto-ku, Osaka.

Residential

Building / Land

Tenanted

Osaka

¥ 98,000,000 **BUY**

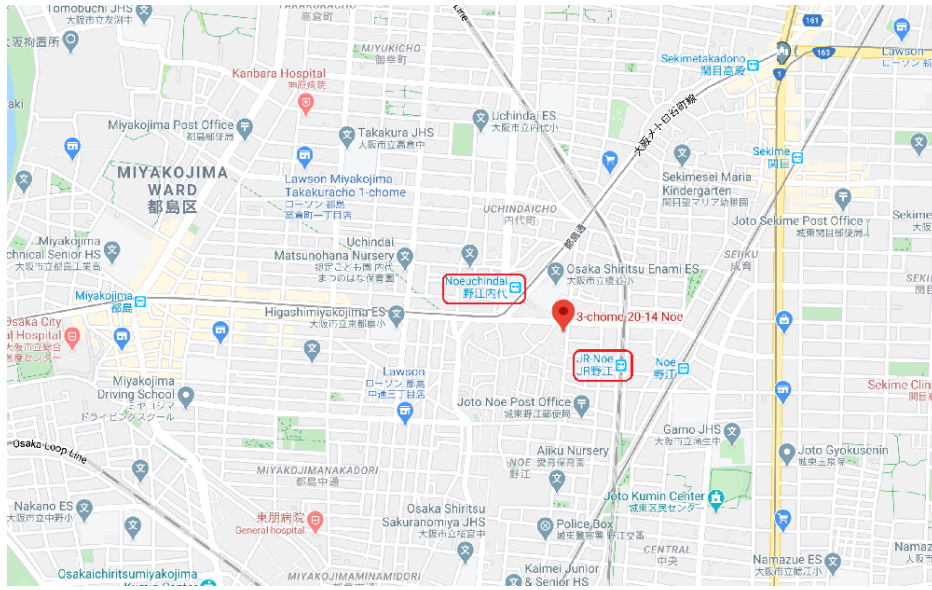
📍 Land Area
151.58 m²

🏠 Layout
-

📅 Built Year
1990







📈 Gross Yield
8.57%









PROPERTY INFO

Building / Land Information

	Property Name:	Maison Bell City
	Address:	3-20-14 Noe, Joto-ku, Osaka.
	Land Ownership:	Freehold
	Building Structure:	Steel
	Built Year:	1990
	Land Area:	151.58 m ² / 1,631.61 ft ²


Unit Information

	Total Units:	15
	Layout:	-
	Floor Area:	380.36 m ² / 4,094.20 ft ²
	Occupancy Status:	Tenanted

Additional Information

- Note 1: 2 shops at 1st floor / building with 15 units
- Note 2: Kyoto-Osaka Main Line JR Noe station 7 minutes walking distance

Location Information

	Transportation:	Noeuchindai station / 4 minutes walking distance
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INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥699,720	¥8,396,640
Building Management Fee:	-¥0	-¥0
Building Sinking Fund:	-¥0	-¥0
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥38,485	-¥461,815
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥500,000
Net Rental Income After Tax:		¥7,434,825

COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥98,000,000	¥95,060,000	¥93,100,000
Land Registration & Legal Fee (Estimated):	¥400,000		
Agency Brokerage Fee:	¥3,300,000	¥3,202,980	¥3,138,300
Total Cost of Purchase:	¥101,700,000	¥98,662,980	¥96,638,300

RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥98,000,000	¥95,060,000	¥93,100,000
Gross Rental Yield:	8.57%	8.83%	9.02%
Net Rental Yield:	7.80%	8.04%	8.21%

