

## Shin Imamiya Minpaku

Commercial

Minpaku / Hotel


Tenanted

Osaka


Posted On 11-01-2020


 1-7 Hanazonokita, Nishinari-ku, Osaka.

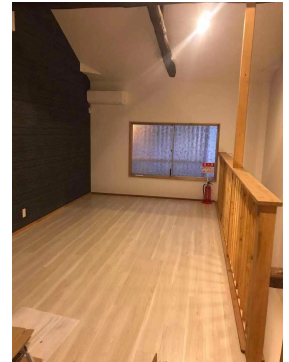
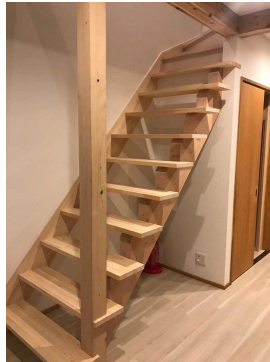
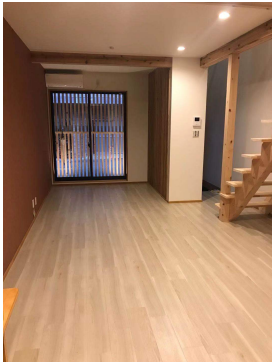
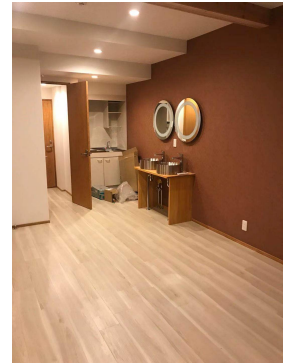
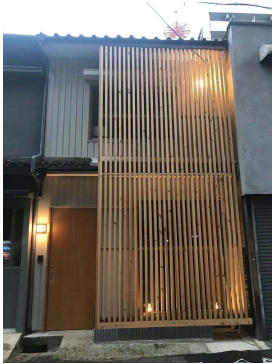
**¥ 32,800,000** **BUY**

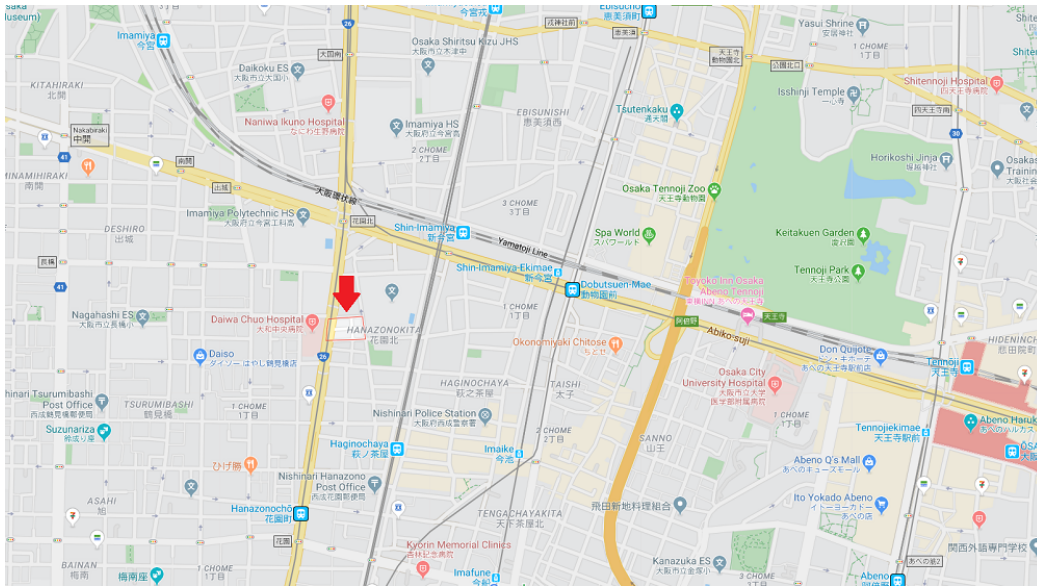
 Land Area  
39.73 m<sup>2</sup>

 Layout  
1LDK

 Built Year  
1980

 Gross Yield  
7.11%





## PROPERTY INFO

### Building / Land Information

	Property Name:	Shin Imamiya Minpaku
	Address:	1-7 Hanazonokita, Nishinari-ku, Osaka.
	Land Ownership:	Freehold
	Building Structure:	Wooden
	Built Year:	1980
	Land Area:	39.73 m <sup>2</sup> / 427.65 ft <sup>2</sup>

### Unit Information

	Layout:	1LDK
	Floor Area:	62.79 m <sup>2</sup> / 675.87 ft <sup>2</sup>
	Occupancy Status:	Tenanted

### Additional Information

### Location Information

	Transportation:	Shin-Imamiya station / 5 minutes walking distance
--	-----------------	---

info@japan-realty.com  
Singapore +65 8188 8316



公众号 Page 2

## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥194,400	¥2,332,800
Building Management Fee:	-¥48,600	-¥583,200
Building Sinking Fund:	-¥0	-¥0
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥10,692	-¥128,304
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥60,000
	Net Rental Income After Tax:	¥1,561,296

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥32,800,000	¥31,816,000	¥31,160,000
Land Registration & Legal Fee (Estimated):	¥150,000		
Agency Brokerage Fee:	¥1,148,400	¥1,115,928	¥1,094,280
Total Cost of Purchase:	¥34,098,400	¥33,081,928	¥32,404,280

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥32,800,000	¥31,816,000	¥31,160,000
Gross Rental Yield:	7.11%	7.33%	7.49%
Net Rental Yield:	4.75%	4.90%	5.01%

