

Maison Bell City

Posted On 08-03-2020

📍 3-20-14 Noe, Joto-ku, Osaka.

¥ 98,000,000 **BUY**

Residential

Building / Land

Tenanted

Osaka

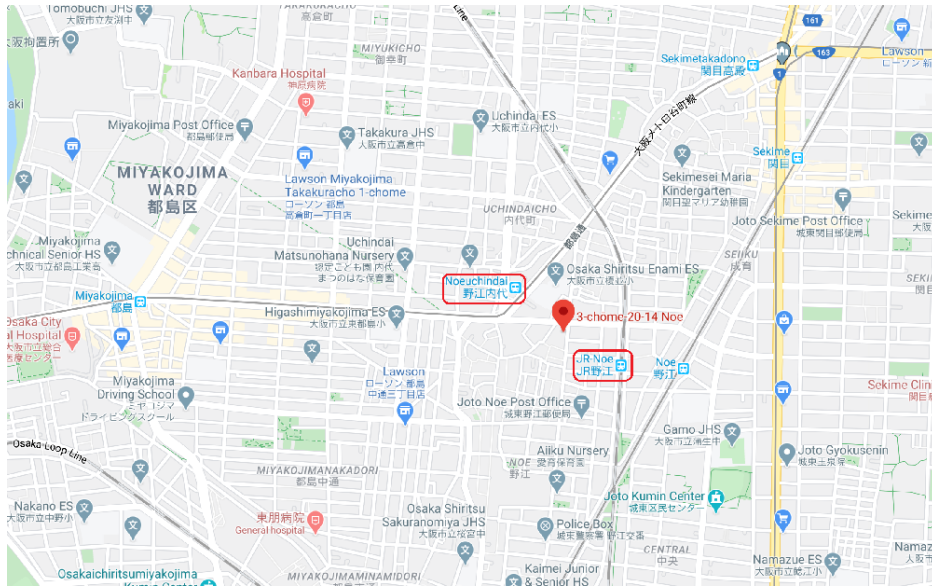
📍 Land Area
151.58 m²

🏠 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 |
|--|-----------------|--|



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% |

