


Grampia Fuse 206

Posted On 14-03-2020

 1-19-14 Chodo, Higashiosaka, Osaka.


¥ 5,800,000 **BUY**

Residential


Apartment


Tenanted

Osaka

 Floor Area
17.55 m²

 Layout
1R

 Built Year
1988






 Gross Yield
8.69%












PROPERTY INFO

Building / Land Information


	Property Name:	Grampia Fuse 206
	Address:	1-19-14 Chodo, Higashiosaka, Osaka.
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	1988

Unit Information

	Total Units:	40
	Layout:	1R
	Floor / Total Floors:	2 Floor / 5 Floors
	Floor Area:	17.55 m ² / 188.91 ft ²
	Balcony Area:	3.51 m ² / 37.78 ft ²
	Balcony Facing:	West
	Occupancy Status:	Tenanted

Additional Information

Location Information

	Transportation:	Fuse station / 5 minutes walking distance
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INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥42,000	¥504,000
Building Management Fee:	-¥8,960	-¥107,520
Building Sinking Fund:	-¥1,000	-¥12,000
Other Miscellaneous Fee:	-¥300	-¥3,600
Agency Management Fee:	-¥2,310	-¥27,720
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥20,300
Net Rental Income After Tax:		¥332,860

COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥5,800,000	¥5,626,000	¥5,510,000
Land Registration & Legal Fee (Estimated):	¥110,000		
Agency Brokerage Fee:	¥257,400	¥251,658	¥247,830
Total Cost of Purchase:	¥6,167,400	¥5,987,658	¥5,867,830

RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥5,800,000	¥5,626,000	¥5,510,000
Gross Rental Yield:	8.69%	8.96%	9.15%
Net Rental Yield:	5.73%	5.90%	6.03%

