

Commercial

Minpaku / Hotel

Tenanted

Osaka

Kujo Guesthouse

Posted On 31-08-2019

 2-chome-14-2 Kujo, Nishi-ku, Osaka.

¥ 26,900,000 **BUY**







 Land Area 43.04 m ²	 Layout 2LDK	 Built Year 1920	 Gross Yield 7.81%
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PROPERTY INFO

Building / Land Information

	Property Name:	Kujo Guesthouse
	Address:	2-chome-14-2 Kujo, Nishi-ku, Osaka.
	Land Ownership:	Freehold
	Building Structure:	Wooden
	Built Year:	1920
	Land Area:	43.04 m ² / 463.28 ft ²


Unit Information

	Layout:	2LDK
	Floor Area:	65.40 m ² / 703.97 ft ²
	Occupancy Status:	Tenanted

Additional Information

Note 1:	Good and convenient location
Note 2:	Guesthouse with licence in operation

Location Information

	Transportation:	Kujo station / 3 minutes walking distance
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✉ info@japan-realty.com
Singapore +65 8188 8316



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INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥175,000	¥2,100,000
Building Management Fee:	-¥0	-¥0
Building Sinking Fund:	-¥0	-¥0
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥9,625	-¥115,500
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥120,000
Net Rental Income After Tax:		¥1,864,500

COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥26,900,000	¥26,093,000	¥25,555,000
Land Registration & Legal Fee (Estimated):	¥200,000		
Agency Brokerage Fee:	¥953,700	¥927,069	¥909,315
Total Cost of Purchase:	¥28,053,700	¥27,220,069	¥26,664,315

RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥26,900,000	¥26,093,000	¥25,555,000
Gross Rental Yield:	7.81%	8.05%	8.22%
Net Rental Yield:	7.07%	7.29%	7.45%

