

Lions Mansion Shin-Osaka 5th 9F

Residential

Apartment

Vacant

Osaka

Posted On 16-03-2020

📍 2-12-14 Miyahara, Yodogawa-ku, Osaka.

¥ 6,800,000

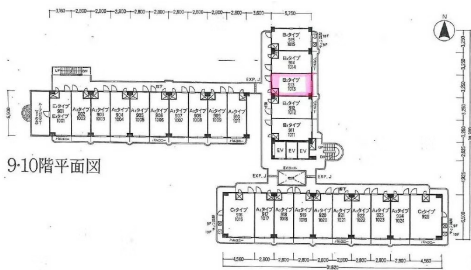
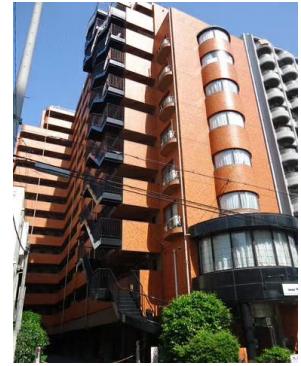
BUY

📐 Floor Area
18.68 m²

🏠 Layout
1R

📅 Built Year
1986

📈 Gross Yield
7.94%

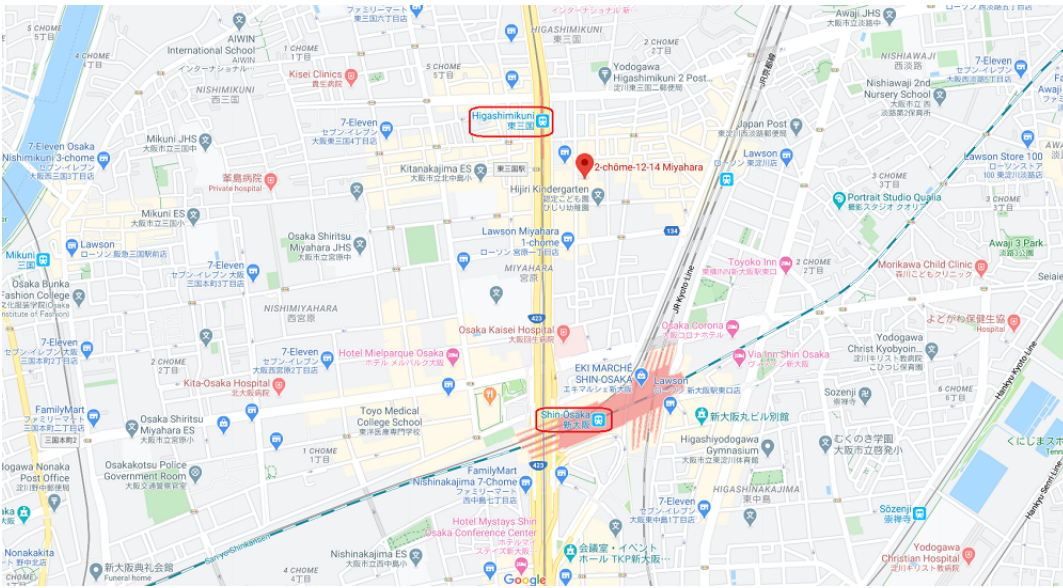


✉ info@japan-realty.com

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公众号










PROPERTY INFO

Building / Land Information

| | | |
|---|---------------------|---------------------------------------|
|  | Property Name: | Lions Mansion Shin-Osaka 5th 9F |
|  | Address: | 2-12-14 Miyahara, Yodogawa-ku, Osaka. |
|  | Land Ownership: | Freehold |
|  | Building Structure: | Steel Reinforced Concrete |
|  | Built Year: | 1986 |


Unit Information


| | | |
|---|-----------------------|---|
|  | Total Units: | 303 |
|  | Layout: | 1R |
|  | Floor / Total Floors: | 9 Floor / 14 Floors |
|  | Floor Area: | 18.68 m ² / 201.07 ft ² |
|  | Balcony Area: | 3.24 m ² / 34.88 ft ² |
|  | Balcony Facing: | East |
|  | Occupancy Status: | Vacant |

Additional Information

Amenities: Prime area, shopping, eatery nearby

Location Information

 Transportation: Higashimikuni station / 2 minutes walking distance

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INCOME & EXPENSE

| | Monthly | Annually |
|---|---------|----------|
| Rental Income: | ¥45,000 | ¥540,000 |
| Building Management Fee: | -¥5,400 | -¥64,800 |
| Building Sinking Fund: | -¥3,360 | -¥40,320 |
| Other Miscellaneous Fee: | -¥0 | -¥0 |
| Agency Management Fee: | -¥2,475 | -¥29,700 |
| Annual Fixed Asset & City Planning Tax (Estimated): | - | -¥27,023 |
| Net Rental Income After Tax: | | ¥378,157 |

COST OF PURCHASE

| | Offer Price | 3%↓ Offer Price | 5%↓ Offer Price |
|--|-------------|-----------------|-----------------|
| Purchase Price: | ¥6,800,000 | ¥6,596,000 | ¥6,460,000 |
| Land Registration & Legal Fee (Estimated): | ¥120,000 | | |
| Agency Brokerage Fee: | ¥290,400 | ¥283,668 | ¥279,180 |
| Total Cost of Purchase: | ¥7,210,400 | ¥6,999,668 | ¥6,859,180 |

RENTAL YIELD

| | Offer Price | 3%↓ Offer Price | 5%↓ Offer Price |
|---------------------|-------------|-----------------|-----------------|
| Purchase Price: | ¥6,800,000 | ¥6,596,000 | ¥6,460,000 |
| Gross Rental Yield: | 7.94% | 8.19% | 8.36% |
| Net Rental Yield: | 5.62% | 5.79% | 5.92% |

