



ID: 1718

OFFICE BUILDING

Hamburg, Germany

€

120,000,000

Property Details:

Type of Property: Office building
Property Type: Secondary market
Land Area: 7400 sq m
Total Area: 11200 sq m

Layout:

Near metro / stop Near the shop

Financial Information:

Guaranteed rent	Rent Income per year: 5600000€
Rent Income per month: 466667€	Rent Income per month: 466667€
Profitability: 4,66%	Payback: 21,4 year
Installment	Mortgage

Purchase Cost:

Agency commission: 7,14%	Tax on the purchase: 4,5%
Services notary: 1%	Inventory: 0,5%
Rental services	Services of the management company

Do not miss the opportunity to purchase an office building located near the railway station in Hamburg.

The building has an area of 11,200 square meters. was built in 1991 on a plot of 7,400 sq.m. and consists of a shopping center, restaurants and office space.

Price - 120 million euros Annual rent - 5.6 million euros Profitability - 4,66%

Hamburg is a city in northern Germany. It is one of the 16 lands of the Federal Republic of Germany, a city-state in its composition. It is the second largest city in the country (after Berlin), the seventh largest in the European Union and the most populated non-capital city in the European Union. The population of the city is about 1.8 million people. Hamburg is the largest port in Germany, the second largest in Europe, and the ninth largest in the world. The largest shipyard Blohm und Voss. Hamburg is an important place in the civil aerospace industry. There are two companies in the city - EADS and Airbus, which has an assembly plant in Hamburg, and more than 13 thousand people work at the plant. In Hamburg is the main office of the company Beiersdorf. The city is a large brewery for the production of beer brand Holsten. Hamburg is the center of mechanical engineering, light industry and printing industry. The city has such press publishing houses as Spiegel and Stern, as well as the headquarters of Otto, the largest mail order trading company in Europe.

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