



ID: 1765

PROFITABLE OBJECT

Schleswig-Holstein, Germany

€ 1,250,000

Property Details:

Type of Property: Profitable object

Property Type: Secondary market

Land Area: 900 sq m

Total Area: 1430 sq m

Layout:

Near metro / stop
Apartment house

Near the shop

Financial Information:

Guaranteed rent	Rent Income per year: 113000€
Rent Income per month: 9416€	Rent Income per month: 9416€
Profitability: 9%	Payback: 11 years
Installment	Mortgage

Purchase Cost:

Agency commission: 7,14%	Tax on the purchase: 6,5%
Services notary: 1%	Inventory: 0,5%
Rental services	Services of the management company

We are happy to offer you two three-storey multi-apartment profitable buildings with commercial premises located in the very center of the city of Neumünster (land - Schleswig-Holstein).

Building area of 1 430 sq. m. were built in 1963 on a plot of about 900 sq.m. and consist of front and rear buildings. Both houses are separated from each other and each has a separate entrance.

The front building has four apartments and three commercial premises. In the back house there are four apartments. All apartments are two and three bedroom.

The condition of the buildings is good.

The land is in a long-term lease. The contract is valid for another 43 years. The annual rent for the plot is about 17,000 euros per year. It is possible that the plot can also be bought after the purchase of buildings.

The area of commercial premises is about 880 sq.m. The living area is about 550 sq. m.

Price - 1 250 000 euros

Rental income - 130 000 euro / year The rent for the plot - 17 000 Net rental income - 113 000 euro / year Profitability - 9%

Neumünster is a city in Germany, a city of land submission, located in Schleswig-Holstein. The population is over 76,000 people. The nearest major cities are Lubeck (52 km, 216 thousand inhabitants), Norderstedt (41 km, 78 thousand inhabitants), Elmshorn (41 km, 49 thousand inhabitants).

If you are interested in this and other objects, you can leave a request. Managers of our company will contact you shortly and provide you with the objects that match your request.

Do not miss the opportunity to purchase a multi-family apartment building with commercial premises in Schleswig-Holstein!