



## Germany. Oberhausen. Apartment building.



### Information de l'agent

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### Détails de l'annonce

Propriété à: Vendre  
Prix: EUR 1,243,518

#### Location

Pays: Allemagne  
État/Région/Province: Rhénanie du Nord-Westphalie  
Ville: Oberhausen  
Adresse: Оберхаузен  
Soumis: 19/02/2025

#### Description:

Germany. Oberhausen. Apartment building. Apartment building in 46117 Oberhausen, 1139 m2

Object code: 17838

Online viewing Remote purchase

€1,243,518

€1,092/m2

Object type apartment buildings

Year of construction 1965/2019/2022/2023

Floor 1-2-3

Total area 1139 m2

Object status partially leased

1 commercial space and 11 apartments

Annual income (actual) €87,528.00 (7.03%)

Annual income (potential) €89,461.72 (7.19%)

Building of the building in 1965 (reinforced concrete floors)

Renovations were carried out in 2019-2023

11 apartments in the house

total area of the house is 1139 m2:

- living area 794 m2

- area of 1 room = 345 m2

the house is not fully rented out (currently 1 apartment is vacated by the tenant)



# IMLIX

**Marché immobilier IMLIX**  
<https://www.imlix.com/fr/>

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Actual annual income: 87528.00 euros

Income per year with full rent: 89461.72 (7.19%)

Buyer's commission + 5.95% of the property value.

Details on request.

We will sell your apartment or house.

There is a choice of apartments and houses in various budgets, including commercial properties.

## **Lease terms**

Date Available:

## **Contact information**

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