



- Individual apartments in the residential building -



Gener Strasse 12 - Berlin-Wedding

Object.no. B- 002

Stadt Konzept Betreuungsgesellschaft mbH is a consulting firm for foreign investors. We are solely specialised in the Berlin property market. After having examined a great number of properties in the interest of the investors, we would like to recommend the following object:



YOU CANNOT BEAT THE PRICE!





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Locality	- district Berlin - Wedding, street: „Genter Strasse“ - side-road to the famous shopping street “Müllerstrasse” - approx. 20 min. to the centre, nearby public transportation
Building	- built in 1903 - completely renovated and refurbished in 2004 - green backyard, clean area - all flats are rented
Apartments	- studios, 1 bedroom apartments and 2 bedroom apartments
Rents	- rents in apartments vary - approx. 5,50 €/sqm
Rent guarantee/pool	- yes - rental pool: 4,50 €/sqm for 5 years
Commercial units	- non
Purchase price	990,- € per sqm (without incidental costs)
Net-Yields appreciated	5,45 % during rental pool time period 6,66 % without pool
Commission	3 % (negotiable)

**Please note: All offers are without obligation !
No strict liability for misrepresentation**

