

Loire Mansion Higashi Fukuoka

Residential

Apartment

Vacant

Fukuoka

Posted On 04-11-2020

📍 1-2-17 Hanmichibashi, Hakata Ward, Fukuoka.

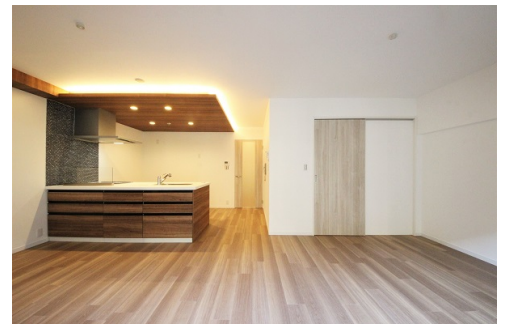
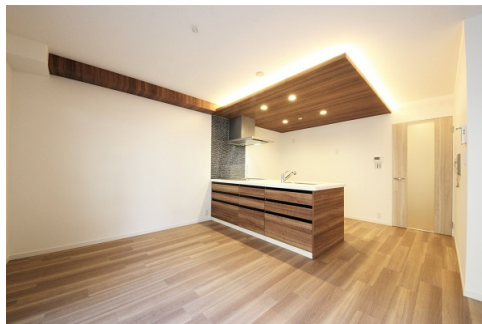
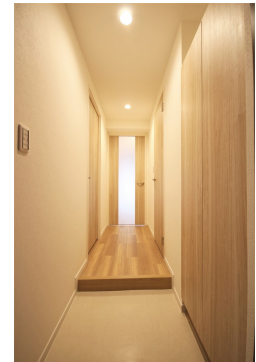
¥ 16,800,000 **BUY**

📐 Floor Area
53.55 m²

🏠 Layout
1LDK

📅 Built Year
1984

📈 Gross Yield
0%





PROPERTY INFO

Building / Land Information

	Property Name:	Loire Mansion Higashi Fukuoka
	Address:	1-2-17 Hanmichibashi, Hakata Ward, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	1984

Unit Information

	Total Units:	39
	Layout:	1LDK
	Floor / Total Floors:	1 Floor / 8 Floors
	Floor Area:	53.55 m ² / 576.41 ft ²
	Balcony Area:	8.20 m ² / 88.26 ft ²
	Balcony Facing:	Southeast
	Occupancy Status:	Vacant

Additional Information

Note 1:	Unit with 25m2 garden
Note 2:	ID: 98926319

Location Information

	Transportation:	Higashi-Hie station / 11 minutes walking distance
---	-----------------	---



INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥0	¥0
Building Management Fee:	-¥7,200	-¥86,400
Building Sinking Fund:	-¥9,100	-¥109,200
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥0	-¥0
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥80,000
Net Rental Income After Tax:		¥-275,600

COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥16,800,000	¥16,296,000	¥15,960,000
Land Registration & Legal Fee (Estimated):	¥200,000		
Agency Brokerage Fee:	¥620,400	¥603,768	¥592,680
Total Cost of Purchase:	¥17,620,400	¥17,099,768	¥16,752,680

RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥16,800,000	¥16,296,000	¥15,960,000
Gross Rental Yield:	0.00%	0.00%	0.00%
Net Rental Yield:	-1.11%	-1.14%	-1.17%

