

## Maison de Charlie 4F

Posted On 10-06-2020

📍 2-6-19 Ohashi, Minami-ku, Fukuoka.

¥ 3,800,000

BUY

Residential

Apartment

Tenanted

Fukuoka

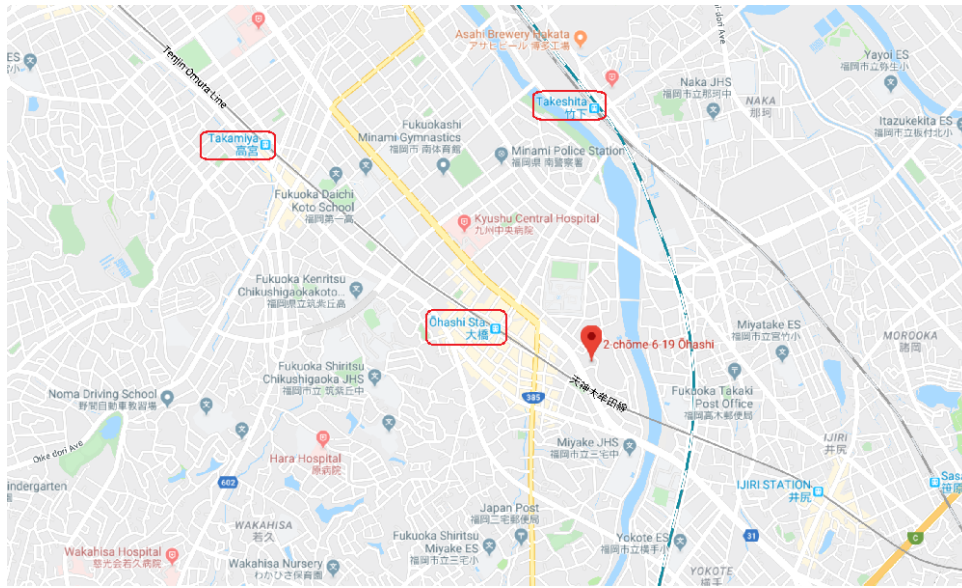
📍 Floor Area  
17.01 m<sup>2</sup>

🏠 Layout  
1K

📅 Built Year  
1987

📈 Gross Yield  
8.68%





## PROPERTY INFO

### Building / Land Information

	Property Name:	Maison de Charlie 4F
	Address:	2-6-19 Ohashi, Minami-ku, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	1987

### Unit Information

	Total Units:	49
	Layout:	1K
	Floor / Total Floors:	4 Floor / 5 Floors
	Floor Area:	17.01 m <sup>2</sup> / 183.10 ft <sup>2</sup>
	Balcony Area:	2.00 m <sup>2</sup> / 21.53 ft <sup>2</sup>
	Occupancy Status:	Tenanted

### Additional Information

Note 1: ID: 98986710

### Location Information

	Transportation:	Ohashi station / 8 minutes walking distance
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## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥27,500	¥330,000
Building Management Fee:	-¥4,500	-¥54,000
Building Sinking Fund:	-¥3,050	-¥36,600
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥1,513	-¥18,150
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥21,455
Net Rental Income After Tax:		¥199,795

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥3,800,000	¥3,686,000	¥3,610,000
Land Registration & Legal Fee (Estimated):	¥100,000		
Agency Brokerage Fee:	¥189,200	¥184,184	¥180,840
Total Cost of Purchase:	¥4,089,200	¥3,970,184	¥3,890,840

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥3,800,000	¥3,686,000	¥3,610,000
Gross Rental Yield:	8.68%	8.95%	9.14%
Net Rental Yield:	5.41%	5.58%	5.70%

