

## Pure Dome Florio Hakata 6F

Residential

Apartment

Tenanted

Fukuoka

Posted On 09-02-2020

📍 2-1-27, Minoshima, Hakata-ku, Fukuoka.

**¥ 6,800,000**

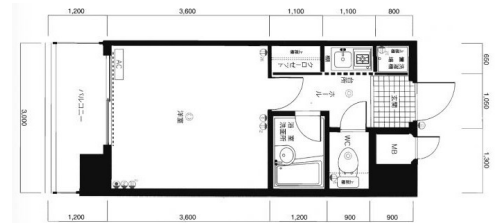
**BUY**

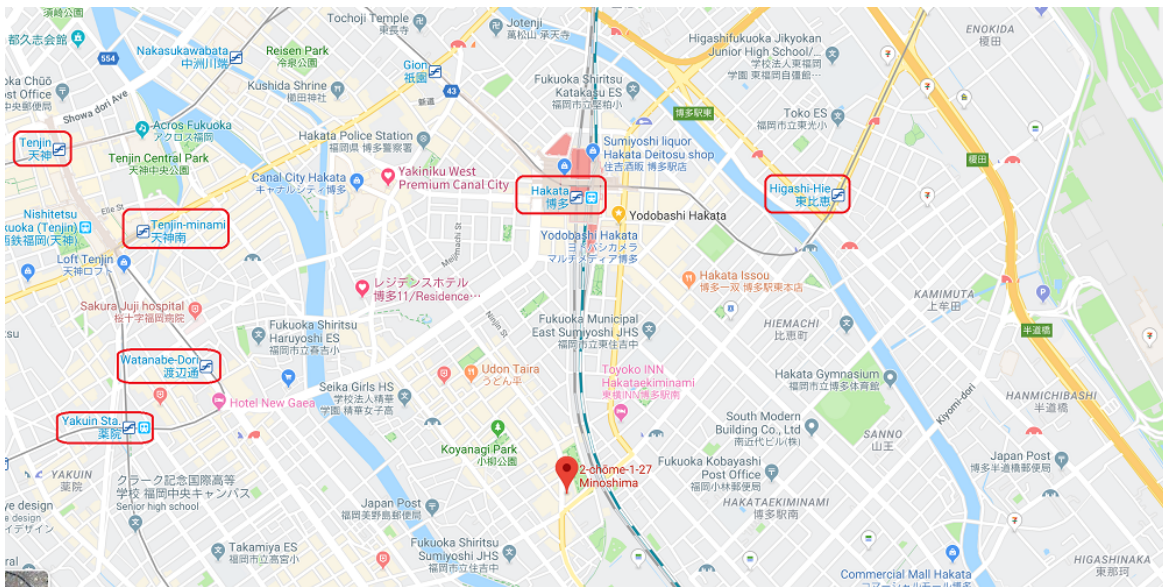
📐 Floor Area  
19.80 m<sup>2</sup>

🏠 Layout  
1K

📅 Built Year  
1999






📈 Gross Yield  
8.12%












## PROPERTY INFO

### Building / Land Information

	Property Name:	Pure Dome Florio Hakata 6F
	Address:	2-1-27, Minoshima, Hakata-ku, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	1999

### Unit Information

	Total Units:	60
	Layout:	1K
	Floor / Total Floors:	6 Floor / 11 Floors
	Floor Area:	19.80 m <sup>2</sup> / 213.13 ft <sup>2</sup>
	Balcony Area:	3.60 m <sup>2</sup> / 38.75 ft <sup>2</sup>
	Balcony Facing:	West
	Occupancy Status:	Tenanted

### Additional Information

### Location Information

	Transportation:	Hakata station / 15 minutes walking distance
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## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥46,000	¥552,000
Building Management Fee:	-¥6,000	-¥72,000
Building Sinking Fund:	-¥3,500	-¥42,000
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥2,530	-¥30,360
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥35,000
Net Rental Income After Tax:		¥372,640

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥6,800,000	¥6,596,000	¥6,460,000
Land Registration & Legal Fee (Estimated):	¥130,000		
Agency Brokerage Fee:	¥290,400	¥283,668	¥279,180
Total Cost of Purchase:	¥7,220,400	¥7,009,668	¥6,869,180

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥6,800,000	¥6,596,000	¥6,460,000
Gross Rental Yield:	8.12%	8.37%	8.54%
Net Rental Yield:	5.65%	5.82%	5.94%

