

Pure Dome Palace Hakata

Residential

Apartment

Tenanted


Fukuoka

Posted On 24-02-2023


 4-ch?me-24-26 Hakata Ekimae, Hakata Ward, Fukuoka.


¥ 7,900,000

BUY

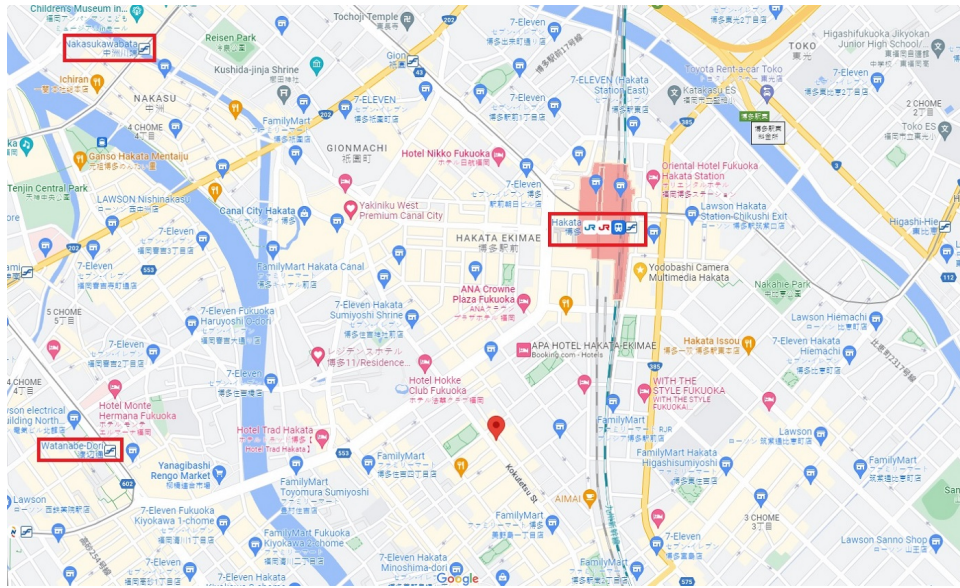
 Floor Area
21.00 m²

 Layout
1K

 Built Year
2000






 Gross Yield
5.47%












PROPERTY INFO

Building / Land Information

	Property Name:	Pure Dome Palace Hakata
	Address:	4-ch?me-24-26 Hakata Ekimae, Hakata Ward, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Steel Reinforced Concrete
	Built Year:	2000


Unit Information

	Total Units:	33
	Layout:	1K
	Floor / Total Floors:	7 Floor / 12 Floors
	Floor Area:	21.00 m ² / 226.04 ft ²
	Balcony Area:	3.85 m ² / 41.44 ft ²
	Balcony Facing:	Northeast
	Occupancy Status:	Tenanted

Additional Information

Note 1: ID: 99329567

Location Information

	Transportation:	Hakata station / 9 min walking distance
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INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥36,000	¥432,000
Building Management Fee:	-¥77,000	-¥924,000
Building Sinking Fund:	-¥33,000	-¥396,000
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥1,980	-¥23,760
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥35,000
Net Rental Income After Tax:		¥-946,760

COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥7,900,000	¥7,663,000	¥7,505,000
Land Registration & Legal Fee (Estimated):	¥120,000		
Agency Brokerage Fee:	¥326,700	¥318,879	¥313,665
Total Cost of Purchase:	¥8,346,700	¥8,101,879	¥7,938,665

RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥7,900,000	¥7,663,000	¥7,505,000
Gross Rental Yield:	5.47%	5.64%	5.76%
Net Rental Yield:	-10.92%	-11.26%	-11.50%

