

Rue Maison Loire Nishikoen III 1 Building

Residential

Apartment

Tenanted


Fukuoka

Posted On 01-06-2020


 1-chome-10-13 Arato, Chuo-ku, Fukuoka


¥ 5,500,000

BUY

 Floor Area
19.88 m²

 Layout
1K

 Built Year
1990

 Gross Yield
8.95%





PROPERTY INFO

Building / Land Information

| | | |
|--|---------------------|---|
| | Property Name: | Rue Maison Loire Nishikoen III 1 Building |
| | Address: | 1-chome-10-13 Arato, Chuo-ku, Fukuoka |
| | Land Ownership: | Freehold |
| | Building Structure: | Reinforced Concrete |
| | Built Year: | 1990 |

Unit Information

| | | |
|--|-----------------------|---|
| | Total Units: | 87 |
| | Layout: | 1K |
| | Floor / Total Floors: | 6 Floor / 8 Floors |
| | Floor Area: | 19.88 m ² / 213.99 ft ² |
| | Balcony Area: | 3.08 m ² / 33.15 ft ² |
| | Balcony Facing: | West |
| | Occupancy Status: | Tenanted |

Additional Information

Note 1: Property ID: 98617406

Location Information

| | | |
|--|-----------------|--|
| | Transportation: | Ohorikoen station / 6 minutes walking distance |
|--|-----------------|--|

info@japan-realty.com
Singapore +65 8188 8316



公众号

INCOME & EXPENSE

| | Monthly | Annually |
|---|---------|----------|
| Rental Income: | ¥41,000 | ¥492,000 |
| Building Management Fee: | -¥4,700 | -¥56,400 |
| Building Sinking Fund: | -¥3,580 | -¥42,960 |
| Other Miscellaneous Fee: | -¥200 | -¥2,400 |
| Agency Management Fee: | -¥2,255 | -¥27,060 |
| Annual Fixed Asset & City Planning Tax (Estimated): | - | -¥30,000 |
| Net Rental Income After Tax: | | ¥333,180 |

COST OF PURCHASE

| | Offer Price | 3%↓ Offer Price | 5%↓ Offer Price |
|--|-------------|-----------------|-----------------|
| Purchase Price: | ¥5,500,000 | ¥5,335,000 | ¥5,225,000 |
| Land Registration & Legal Fee (Estimated): | ¥110,000 | | |
| Agency Brokerage Fee: | ¥247,500 | ¥242,055 | ¥238,425 |
| Total Cost of Purchase: | ¥5,857,500 | ¥5,687,055 | ¥5,573,425 |

RENTAL YIELD

| | Offer Price | 3%↓ Offer Price | 5%↓ Offer Price |
|---------------------|-------------|-----------------|-----------------|
| Purchase Price: | ¥5,500,000 | ¥5,335,000 | ¥5,225,000 |
| Gross Rental Yield: | 8.95% | 9.22% | 9.42% |
| Net Rental Yield: | 6.20% | 6.39% | 6.53% |

