

Amex Hills Takatori 303

Residential

Apartment

Vacant

Fukuoka

Posted On 21-10-2020

📍 2-5-18 Takatori, Sawara Ward, Fukuoka

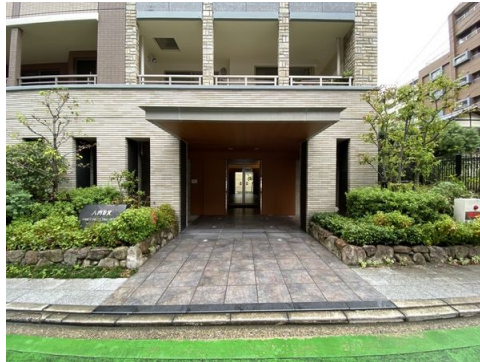
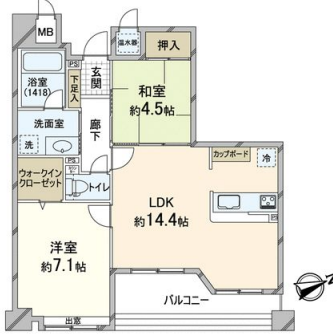
¥ 28,900,000 **BUY**

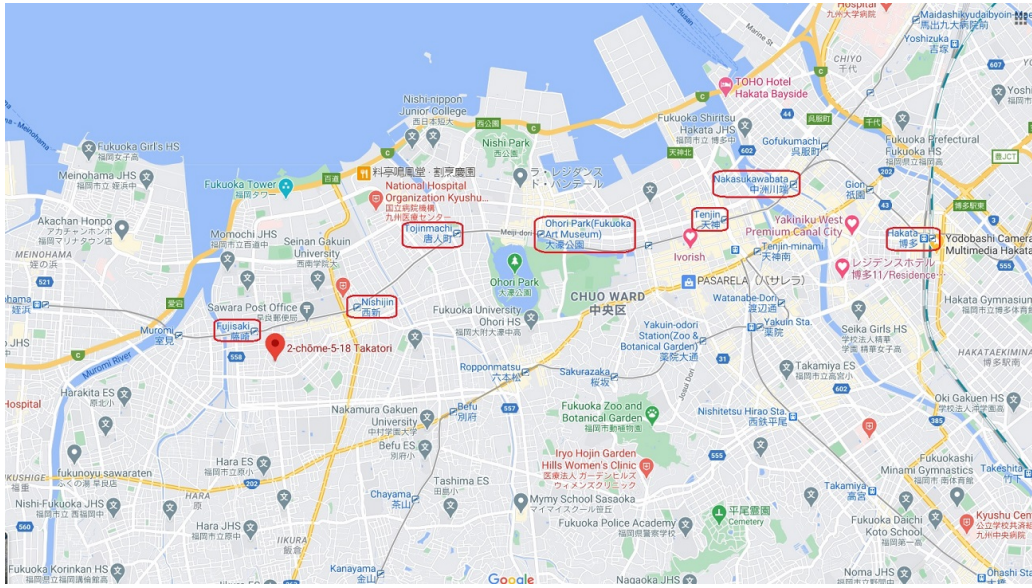
📐 Floor Area
60.08 m²

🏠 Layout
2LDK

📅 Built Year
2004

📈 Gross Yield
0%












PROPERTY INFO

Building / Land Information

| | | |
|---|---------------------|---------------------------------------|
|  | Property Name: | Amex Hills Takatori 303 |
|  | Address: | 2-5-18 Takatori, Sawara Ward, Fukuoka |
|  | Land Ownership: | Freehold |
|  | Building Structure: | Reinforced Concrete |
|  | Built Year: | 2004 |

Unit Information

| | | |
|---|-----------------------|---|
|  | Total Units: | 17 |
|  | Layout: | 2LDK |
|  | Floor / Total Floors: | 3 Floor / 7 Floors |
|  | Floor Area: | 60.08 m ² / 646.70 ft ² |
|  | Balcony Area: | 8.28 m ² / 89.13 ft ² |
|  | Balcony Facing: | Southeast |
|  | Occupancy Status: | Vacant |

Additional Information

Note 1: ID: 99000162

Location Information

| | | |
|---|-----------------|---|
|  | Transportation: | Fujisaki station / 5 minutes walking distance |
|---|-----------------|---|

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公众号 Page 2

INCOME & EXPENSE

| | Monthly | Annually |
|---|------------------------------|-----------|
| Rental Income: | ¥0 | ¥0 |
| Building Management Fee: | -¥6,300 | -¥75,600 |
| Building Sinking Fund: | -¥12,300 | -¥147,600 |
| Other Miscellaneous Fee: | -¥0 | -¥0 |
| Agency Management Fee: | -¥0 | -¥0 |
| Annual Fixed Asset & City Planning Tax (Estimated): | - | -¥100,000 |
| | Net Rental Income After Tax: | ¥-323,200 |

COST OF PURCHASE

| | Offer Price | 3%↓ Offer Price | 5%↓ Offer Price |
|--|-------------|-----------------|-----------------|
| Purchase Price: | ¥28,900,000 | ¥28,033,000 | ¥27,455,000 |
| Land Registration & Legal Fee (Estimated): | ¥200,000 | | |
| Agency Brokerage Fee: | ¥1,019,700 | ¥991,089 | ¥972,015 |
| Total Cost of Purchase: | ¥30,119,700 | ¥29,224,089 | ¥28,627,015 |

RENTAL YIELD

| | Offer Price | 3%↓ Offer Price | 5%↓ Offer Price |
|---------------------|-------------|-----------------|-----------------|
| Purchase Price: | ¥28,900,000 | ¥28,033,000 | ¥27,455,000 |
| Gross Rental Yield: | 0.00% | 0.00% | 0.00% |
| Net Rental Yield: | -0.74% | -0.76% | -0.78% |

