

Asahi Plaza Tenjin 13F

Residential

Apartment

Tenanted

Fukuoka

Posted On 17-02-2020

📍 1-chome-9-3 Maizuru, Chuo-ku, Fukuoka

¥ 7,700,000

BUY

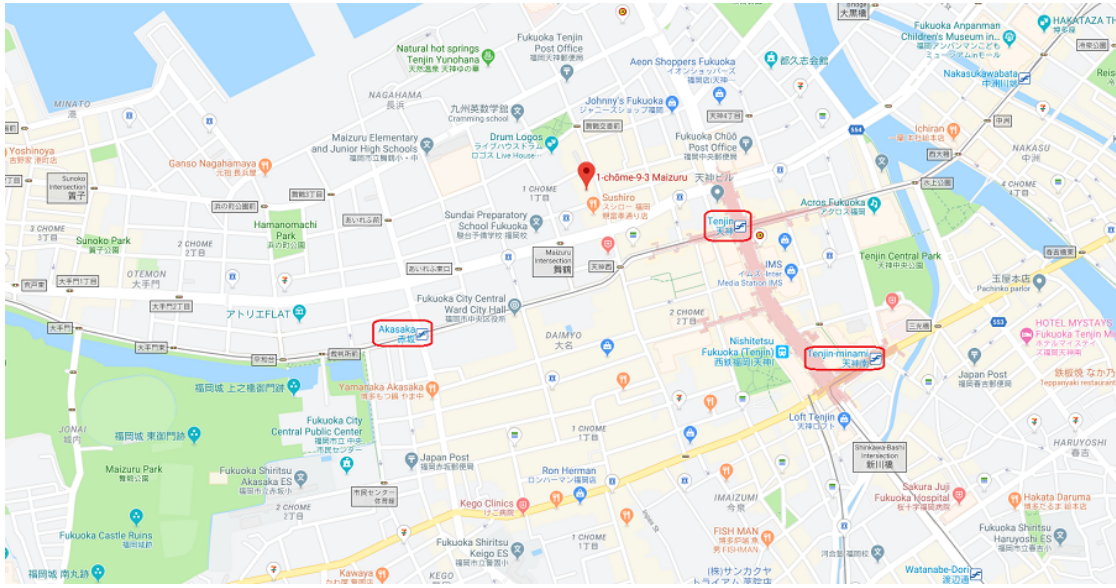
📐 Floor Area
31.32 m²

🏠 Layout
1DK

📅 Built Year
1986






📈 Gross Yield
7.01%












PROPERTY INFO

Building / Land Information

| | | |
|---|---------------------|---------------------------------------|
|  | Property Name: | Asahi Plaza Tenjin 13F |
|  | Address: | 1-chome-9-3 Maizuru, Chuo-ku, Fukuoka |
|  | Land Ownership: | Freehold |
|  | Building Structure: | Steel Reinforced Concrete |
|  | Built Year: | 1986 |

Unit Information

| | | |
|---|-----------------------|---|
|  | Total Units: | 175 |
|  | Layout: | 1DK |
|  | Floor / Total Floors: | 13 Floor / 13 Floors |
|  | Floor Area: | 31.32 m ² / 337.13 ft ² |
|  | Balcony Area: | 4.76 m ² / 51.24 ft ² |
|  | Balcony Facing: | Southwest |
|  | Occupancy Status: | Tenanted |

Additional Information

Amenities: City center, all shopping facilities and restaurant nearby

Location Information

Transportation: Tenjin station / 8 minutes walking distance

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



公众号

INCOME & EXPENSE

| | Monthly | Annually |
|---|------------------------------|----------|
| Rental Income: | ¥45,000 | ¥540,000 |
| Building Management Fee: | -¥4,070 | -¥48,840 |
| Building Sinking Fund: | -¥3,690 | -¥44,280 |
| Other Miscellaneous Fee: | -¥0 | -¥0 |
| Agency Management Fee: | -¥2,475 | -¥29,700 |
| Annual Fixed Asset & City Planning Tax (Estimated): | - | -¥40,000 |
| | Net Rental Income After Tax: | ¥377,180 |

COST OF PURCHASE

| | Offer Price | 3%↓ Offer Price | 5%↓ Offer Price |
|--|-------------|-----------------|-----------------|
| Purchase Price: | ¥7,700,000 | ¥7,469,000 | ¥7,315,000 |
| Land Registration & Legal Fee (Estimated): | ¥150,000 | | |
| Agency Brokerage Fee: | ¥320,100 | ¥312,477 | ¥307,395 |
| Total Cost of Purchase: | ¥8,170,100 | ¥7,931,477 | ¥7,772,395 |

RENTAL YIELD

| | Offer Price | 3%↓ Offer Price | 5%↓ Offer Price |
|---------------------|-------------|-----------------|-----------------|
| Purchase Price: | ¥7,700,000 | ¥7,469,000 | ¥7,315,000 |
| Gross Rental Yield: | 7.01% | 7.23% | 7.38% |
| Net Rental Yield: | 5.11% | 5.26% | 5.37% |

