

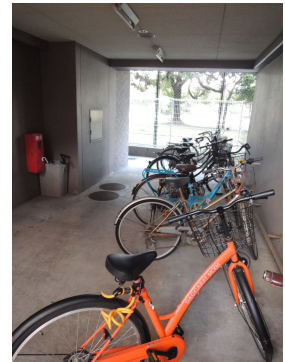
Daina Court Estudio East Park V 5F

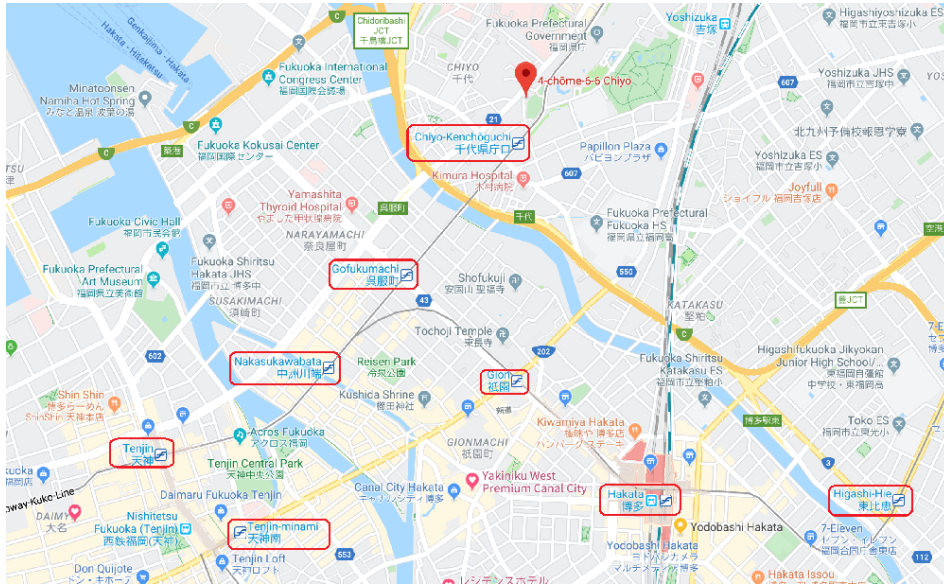
Residential Apartment Tenanted Fukuoka

Posted On 06-02-2020
4-6-6 Chiyo, Hakata-ku, Fukuoka.

¥ 6,300,000 **BUY**

 Floor Area 20.44 m ²	 Layout 1K	 Built Year 2001	 Gross Yield 8.19%
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PROPERTY INFO

Building / Land Information

	Property Name:	Daina Court Estudio East Park V 5F
	Address:	4-6-6 Chiyo, Hakata-ku, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	2001

Unit Information

	Total Units:	40
	Layout:	1K
	Floor / Total Floors:	5 Floor / 8 Floors
	Floor Area:	20.44 m ² / 220.02 ft ²
	Balcony Area:	5.22 m ² / 56.19 ft ²
	Balcony Facing:	West
	Occupancy Status:	Tenanted

Additional Information

Note 1:	Corner unit, bright and airy
Note 2:	2 sides windows and balcony

Location Information

	Transportation:	Chiyo-Kenchoguchi station / 2 minutes walking distance
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INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥43,000	¥516,000
Building Management Fee:	-¥5,450	-¥65,400
Building Sinking Fund:	-¥3,940	-¥47,280
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥2,365	-¥28,380
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥35,000
	Net Rental Income After Tax:	¥339,940

COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥6,300,000	¥6,111,000	¥5,985,000
Land Registration & Legal Fee (Estimated):	¥120,000		
Agency Brokerage Fee:	¥273,900	¥267,663	¥263,505
Total Cost of Purchase:	¥6,693,900	¥6,498,663	¥6,368,505

RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥6,300,000	¥6,111,000	¥5,985,000
Gross Rental Yield:	8.19%	8.44%	8.62%
Net Rental Yield:	5.60%	5.77%	5.90%

