

# Lions Mansion Yakuin Chuo

Residential

Apartment

Vacant

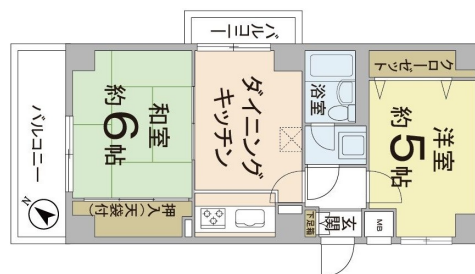
Fukuoka

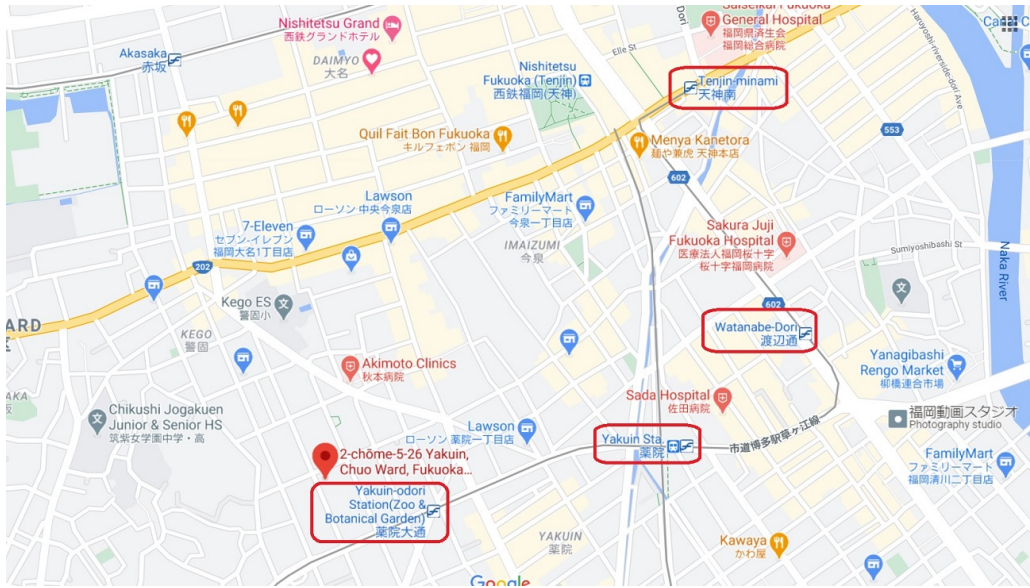
Posted On 01-01-2021

📍 2-5-26 Yakuin, Chuo Ward, Fukuoka

**¥ 10,000,000** **BUY**





 Floor Area 38.02 m <sup>2</sup>	 Layout 2DK	 Built Year 1985	 Gross Yield 0%
--	---	--	---












## PROPERTY INFO

### Building / Land Information

	Property Name:	Lions Mansion Yakuin Chuo
	Address:	2-5-26 Yakuin, Chuo Ward, Fukuoka
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	1985


### Unit Information

	Total Units:	73
	Layout:	2DK
	Floor / Total Floors:	6 Floor / 11 Floors
	Floor Area:	38.02 m <sup>2</sup> / 409.25 ft <sup>2</sup>
	Balcony Area:	5.90 m <sup>2</sup> / 63.51 ft <sup>2</sup>
	Balcony Facing:	North
	Occupancy Status:	Vacant

### Additional Information

Amenities:	Prime area, shopping, eatery nearby
Note 1:	Corner unit, bright and airy
Note 2:	ID: 99032833

### Location Information

	Transportation:	Yakuin-odori station / 5 minutes walking distance
---	-----------------	---

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



公众号 Page 2

## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥0	¥0
Building Management Fee:	-¥6,300	-¥75,600
Building Sinking Fund:	-¥5,700	-¥68,400
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥0	-¥0
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥65,000
Net Rental Income After Tax:		¥-209,000

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥10,000,000	¥9,700,000	¥9,500,000
Land Registration & Legal Fee (Estimated):	¥150,000		
Agency Brokerage Fee:	¥396,000	¥386,100	¥379,500
Total Cost of Purchase:	¥10,546,000	¥10,236,100	¥10,029,500

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥10,000,000	¥9,700,000	¥9,500,000
Gross Rental Yield:	0.00%	0.00%	0.00%
Net Rental Yield:	-1.37%	-1.41%	-1.44%

