

Maison de Charlie

Residential Apartment Tenanted Fukuoka

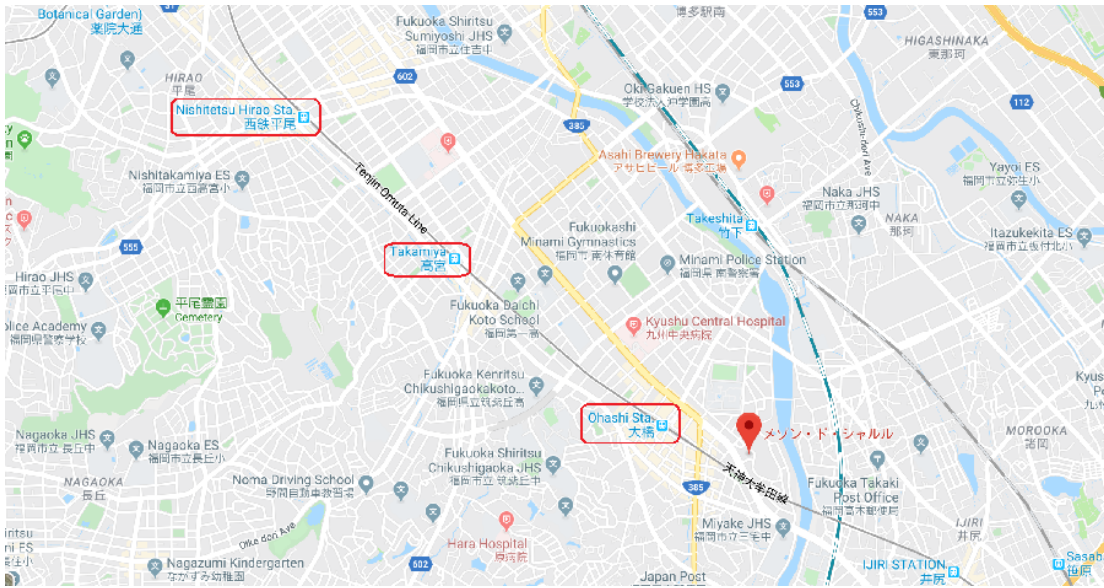
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📍 2-chome-6-19 Ohashi, Minami-ku, Fukuoka.

¥ 3,800,000 **BUY**






 Floor Area 17.01 m ²	 Layout 1K	 Built Year 1987	 Gross Yield 11.05%
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PROPERTY INFO

Building / Land Information

	Property Name:	Maison de Charlie
	Address:	2-chome-6-19 Ohashi, Minami-ku, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	1987


Unit Information


	Total Units:	49
	Layout:	1K
	Floor / Total Floors:	4 Floor / 5 Floors
	Floor Area:	17.01 m ² / 183.10 ft ²
	Balcony Area:	2.00 m ² / 21.53 ft ²
	Balcony Facing:	South
	Occupancy Status:	Tenanted

Additional Information

Note 1: Nice and quiet residential area

Location Information

	Transportation:	Ohashi station / 8 minutes walking distance
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公众号 Page 2

INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥35,000	¥420,000
Building Management Fee:	-¥4,500	-¥54,000
Building Sinking Fund:	-¥3,050	-¥36,600
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥1,925	-¥23,100
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥21,455
Net Rental Income After Tax:		¥284,845

COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥3,800,000	¥3,686,000	¥3,610,000
Land Registration & Legal Fee (Estimated):	¥100,000		
Agency Brokerage Fee:	¥189,200	¥184,184	¥180,840
Total Cost of Purchase:	¥4,089,200	¥3,970,184	¥3,890,840

RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥3,800,000	¥3,686,000	¥3,610,000
Gross Rental Yield:	11.05%	11.39%	11.63%
Net Rental Yield:	7.49%	7.72%	7.88%

