

Maison de Ocean 307

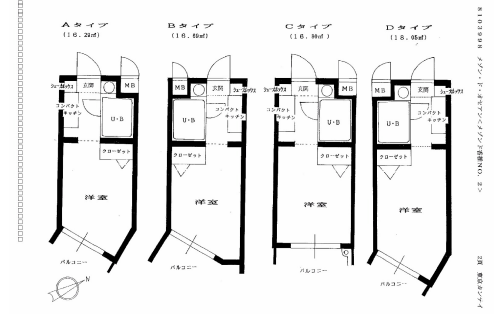
Residential Apartment Tenanted Fukuoka

Posted On 30-08-2020

📍 2-3-3 Mishimazaki, Higashi-ku, Fukuoka.

¥ 2,700,000 **BUY**

 Floor Area 16.29 m ²	 Layout 1K	 Built Year 1989	 Gross Yield 11.29%
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PROPERTY INFO

Building / Land Information

	Property Name:	Maison de Ocean 307
	Address:	2-3-3 Mishimazaki, Higashi-ku, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	1989

Unit Information


	Layout:	1K
	Floor / Total Floors:	3 Floor / 5 Floors
	Floor Area:	16.29 m ² / 175.35 ft ²
	Balcony Area:	2.00 m ² / 21.53 ft ²
	Balcony Facing:	South
	Occupancy Status:	Tenanted

Additional Information

Note 1: ID: 98986710

Location Information

 Transportation: Nishitetsu-Kashii station / 9 minutes walking distance

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INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥25,400	¥304,800
Building Management Fee:	-¥4,000	-¥48,000
Building Sinking Fund:	-¥4,900	-¥58,800
Other Miscellaneous Fee:	-¥2,400	-¥28,800
Agency Management Fee:	-¥1,397	-¥16,764
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥19,500
	Net Rental Income After Tax:	¥132,936

COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥2,700,000	¥2,619,000	¥2,565,000
Land Registration & Legal Fee (Estimated):	¥90,000		
Agency Brokerage Fee:	¥140,800	¥137,236	¥134,860
Total Cost of Purchase:	¥2,930,800	¥2,846,236	¥2,789,860

RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥2,700,000	¥2,619,000	¥2,565,000
Gross Rental Yield:	11.29%	11.64%	11.88%
Net Rental Yield:	5.20%	5.36%	5.47%

