

# Porgracia Otemon 1106

Residential

Apartment

Vacant

Fukuoka

Posted On 31-12-2020

📍 1-1-30 Otemon, Chuo Ward, Fukuoka

**¥ 6,900,000**

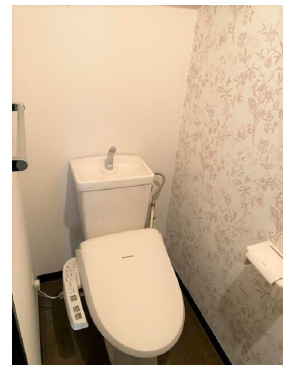
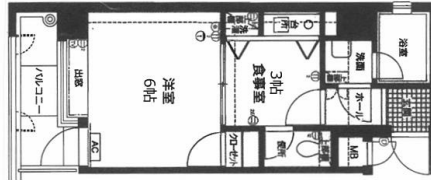
**BUY**

📐 Floor Area  
24.15 m<sup>2</sup>

🏠 Layout  
1DK

📅 Built Year  
1996





📈 Gross Yield  
0%










## PROPERTY INFO

### Building / Land Information

	Property Name:	Porgracia Otemon 1106
	Address:	1-1-30 Otemon, Chuo Ward, Fukuoka
	Land Ownership:	Freehold
	Building Structure:	Steel Reinforced Concrete
	Built Year:	1996

### Unit Information

	Layout:	1DK
	Floor / Total Floors:	11 Floor / 13 Floors
	Floor Area:	24.15 m <sup>2</sup> / 259.95 ft <sup>2</sup>
	Balcony Area:	5.12 m <sup>2</sup> / 55.11 ft <sup>2</sup>
	Occupancy Status:	Vacant

### Additional Information

Amenities:	Prime area, shopping, restaurant, hospitals, banks nearby
Note 1:	ID: 99036442

### Location Information

	Transportation:	Akasaka station / 4 minutes walking distance
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公众号 Page 2

## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥0	¥0
Building Management Fee:	-¥4,800	-¥57,600
Building Sinking Fund:	-¥4,800	-¥57,600
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥0	-¥0
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥38,000
Net Rental Income After Tax:		¥-153,200

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥6,900,000	¥6,693,000	¥6,555,000
Land Registration & Legal Fee (Estimated):	¥130,000		
Agency Brokerage Fee:	¥293,700	¥286,869	¥282,315
Total Cost of Purchase:	¥7,323,700	¥7,109,869	¥6,967,315

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥6,900,000	¥6,693,000	¥6,555,000
Gross Rental Yield:	0.00%	0.00%	0.00%
Net Rental Yield:	-1.57%	-1.62%	-1.66%

