

## Rafines Chateau de Akasaka 3F

Posted On 01-12-2019

 1-3-31 Otemon, Chuo-ku, Fukuoka.

Residential


Apartment

Tenanted


Fukuoka


**¥ 9,600,000**

**BUY**

 Floor Area  
24.40 m<sup>2</sup>

 Layout  
1K

 Built Year  
2002

 Gross Yield  
6.06%

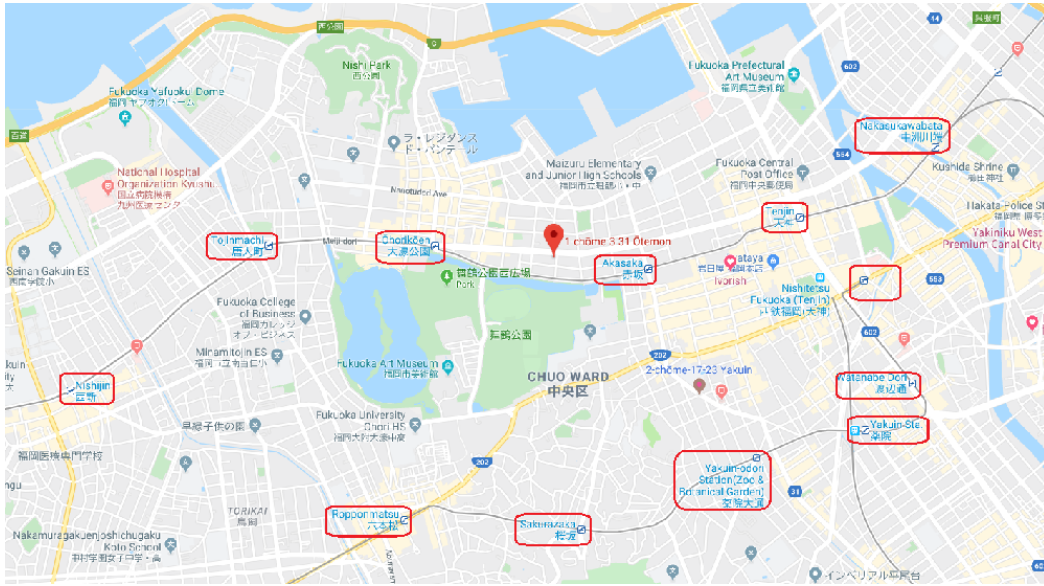


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## PROPERTY INFO

### Building / Land Information

	Property Name:	Rafines Chateau de Akasaka 3F
	Address:	1-3-31 Otemon, Chuo-ku, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	2002

### Unit Information

	Layout:	1K
	Floor / Total Floors:	3 Floor / 10 Floors
	Floor Area:	24.40 m <sup>2</sup> / 262.64 ft <sup>2</sup>
	Balcony Area:	5.25 m <sup>2</sup> / 56.51 ft <sup>2</sup>
	Occupancy Status:	Tenanted

### Additional Information

Amenities: City center, all shopping facilities and restaurant nearby

### Location Information

 Transportation: Akasaka station / 6 minutes walking distance

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## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥48,500	¥582,000
Building Management Fee:	-¥7,400	-¥88,800
Building Sinking Fund:	-¥7,000	-¥84,000
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥2,668	-¥32,010
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥40,000
	Net Rental Income After Tax:	¥337,190

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥9,600,000	¥9,312,000	¥9,120,000
Land Registration & Legal Fee (Estimated):	¥140,000		
Agency Brokerage Fee:	¥382,800	¥373,296	¥366,960
Total Cost of Purchase:	¥10,122,800	¥9,825,296	¥9,626,960

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥9,600,000	¥9,312,000	¥9,120,000
Gross Rental Yield:	6.06%	6.25%	6.38%
Net Rental Yield:	3.73%	3.84%	3.92%

