

Romanesque Ohashi Residence

Residential

Apartment

Tenanted

Fukuoka

Posted On 13-06-2020

📍 2-25-10 Ohashi, Minami-ku, Fukuoka.

¥ 3,900,000

BUY

📐 Floor Area
18.63 m²

🏠 Layout
1K

📅 Built Year
1988

📈 Gross Yield
10.15%

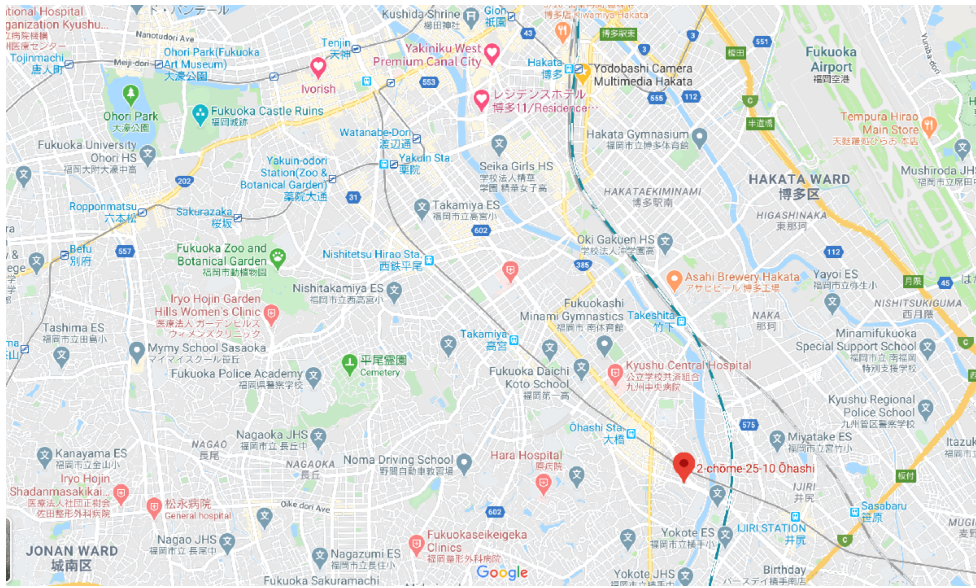


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公众号









PROPERTY INFO

Building / Land Information

	Property Name:	Romanesque Ohashi Residence
	Address:	2-25-10 Ohashi, Minami-ku, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Steel Reinforced Concrete
	Built Year:	1988


Unit Information


	Total Units:	51
	Layout:	1K
	Floor / Total Floors:	2 Floor / 10 Floors
	Floor Area:	18.63 m ² / 200.53 ft ²
	Balcony Area:	8.55 m ² / 92.03 ft ²
	Occupancy Status:	Tenanted

Additional Information

Note 1: Corner unit, bright and airy

Location Information

 Transportation: Ohashi station / 8 minutes walking distance

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INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥33,000	¥396,000
Building Management Fee:	-¥4,600	-¥55,200
Building Sinking Fund:	-¥5,250	-¥63,000
Other Miscellaneous Fee:	-¥1,000	-¥12,000
Agency Management Fee:	-¥1,815	-¥21,780
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥28,000
	Net Rental Income After Tax:	¥216,020

COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥3,900,000	¥3,783,000	¥3,705,000
Land Registration & Legal Fee (Estimated):	¥100,000		
Agency Brokerage Fee:	¥193,600	¥188,452	¥185,020
Total Cost of Purchase:	¥4,193,600	¥4,071,452	¥3,990,020

RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥3,900,000	¥3,783,000	¥3,705,000
Gross Rental Yield:	10.15%	10.47%	10.69%
Net Rental Yield:	5.82%	6.00%	6.13%

