

## Savoy Tenjin Quarter 14F

Residential

Apartment

Tenanted

Fukuoka

Posted On 27-08-2020

📍 3-7-9 Tenjin, Chuo-ku, Fukuoka.

**¥ 19,800,000** **BUY**

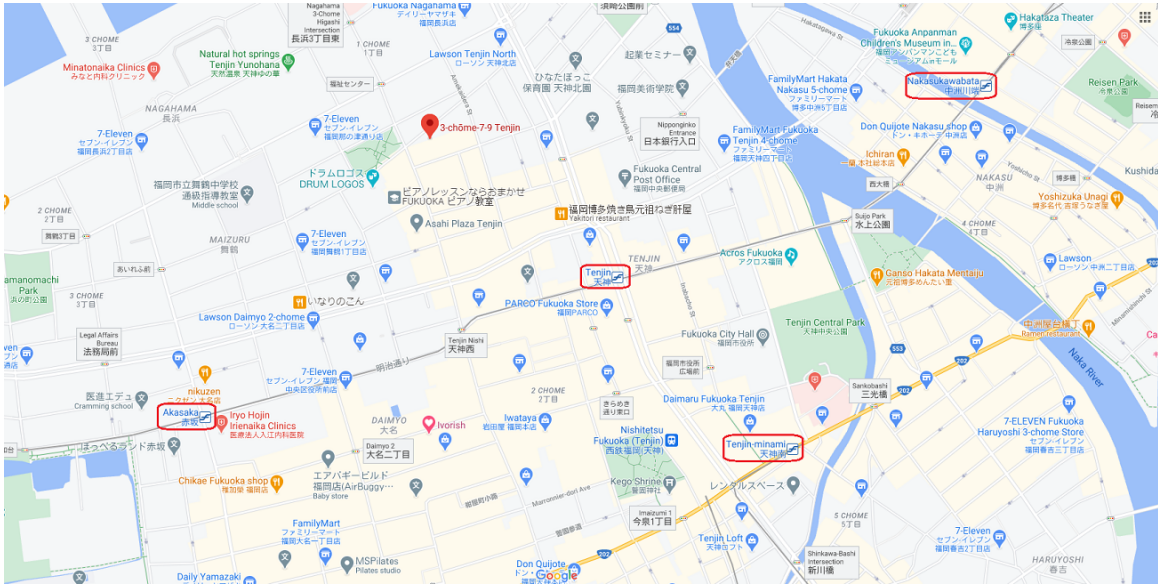
📏 Floor Area  
46.71 m<sup>2</sup>

🏠 Layout  
1LDK

📅 Built Year  
2006

📈 Gross Yield  
5.33%











## PROPERTY INFO

### Building / Land Information

	Property Name:	Savoy Tenjin Quarter 14F
	Address:	3-7-9 Tenjin, Chuo-ku, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Steel Reinforced Concrete
	Built Year:	2006

### Unit Information

	Total Units:	157
	Layout:	1LDK
	Floor / Total Floors:	14 Floor / 15 Floors
	Floor Area:	46.71 m <sup>2</sup> / 502.79 ft <sup>2</sup>
	Balcony Area:	7.87 m <sup>2</sup> / 84.71 ft <sup>2</sup>
	Occupancy Status:	Tenanted

### Additional Information

Amenities:	City center, shopping mall, restaurants, banks and commercial are there
Note 1:	Excellent location at Tenjin, center of Fukuoka City
Note 2:	Corner unit, bright and airy
Note 3:	ID: 98886785

### Location Information

	Transportation:	Tenjin station / 8 minutes walking distance
---	-----------------	---

✉ info@japan-realty.com  
Singapore +65 8188 8316



公众号 Page 2

## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥88,000	¥1,056,000
Building Management Fee:	-¥11,880	-¥142,560
Building Sinking Fund:	-¥5,150	-¥61,800
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥4,840	-¥58,080
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥90,000
	Net Rental Income After Tax:	¥703,560

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥19,800,000	¥19,206,000	¥18,810,000
Land Registration & Legal Fee (Estimated):	¥180,000		
Agency Brokerage Fee:	¥719,400	¥699,798	¥686,730
Total Cost of Purchase:	¥20,699,400	¥20,085,798	¥19,676,730

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥19,800,000	¥19,206,000	¥18,810,000
Gross Rental Yield:	5.33%	5.50%	5.61%
Net Rental Yield:	3.83%	3.95%	4.04%

