

**UM Life Akasaka  
keyakidori 4F**

Posted On 01-06-2020

📍 2-chome-1-21 Akasaka, Chuo-ku, Fukuoka

Residential

Apartment

Tenanted

Fukuoka

**¥ 9,000,000**

**BUY**

📍 Floor Area  
21.58 m<sup>2</sup>

🏠 Layout  
1K

📅 Built Year  
1998

📈 Gross Yield  
6.4%

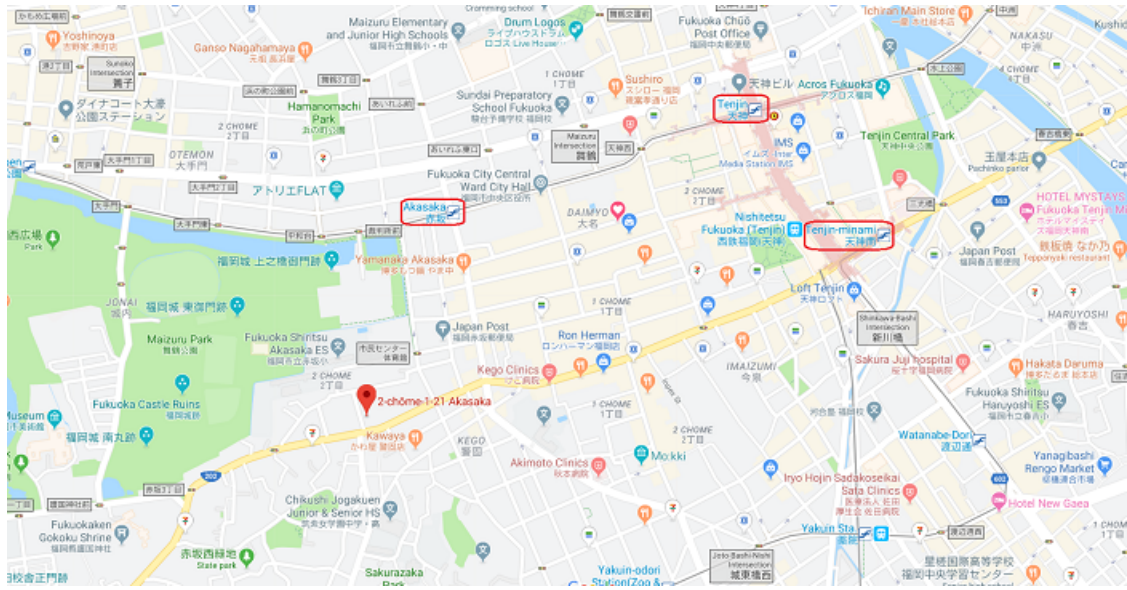


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公众号










## PROPERTY INFO

### Building / Land Information

	Property Name:	UM Life Akasaka keyakidori 4F
	Address:	2-chome-1-21 Akasaka, Chuo-ku, Fukuoka
	Land Ownership:	Freehold
	Building Structure:	Steel Reinforced Concrete
	Built Year:	1998

### Unit Information


	Total Units:	52
	Layout:	1K
	Floor / Total Floors:	4 Floor / 14 Floors
	Floor Area:	21.58 m <sup>2</sup> / 232.29 ft <sup>2</sup>
	Balcony Area:	2.88 m <sup>2</sup> / 31.00 ft <sup>2</sup>
	Balcony Facing:	West
	Occupancy Status:	Tenanted

### Additional Information

Amenities:	City center, all shopping facilities and restaurant nearby
Note 1:	Commercial area, banks, government offices surrounding
Note 2:	ID: 98613945

### Location Information

	Transportation:	Akasaka station / 7 minutes walking distance
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## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥48,000	¥576,000
Building Management Fee:	-¥6,000	-¥72,000
Building Sinking Fund:	-¥1,000	-¥12,000
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥2,640	-¥31,680
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥41,000
Net Rental Income After Tax:		¥419,320

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥9,000,000	¥8,730,000	¥8,550,000
Land Registration & Legal Fee (Estimated):	¥130,000		
Agency Brokerage Fee:	¥363,000	¥354,090	¥348,150
Total Cost of Purchase:	¥9,493,000	¥9,214,090	¥9,028,150

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥9,000,000	¥8,730,000	¥8,550,000
Gross Rental Yield:	6.40%	6.60%	6.74%
Net Rental Yield:	4.85%	5.00%	5.10%

