

## Daina Court Estatio East Park V 801

Residential

Apartment

Tenanted

Fukuoka

Posted On 31-08-2020

📍 4-6-6 Chiyo, Hakata-ku, Fukuoka.

**¥ 6,700,000**

**BUY**

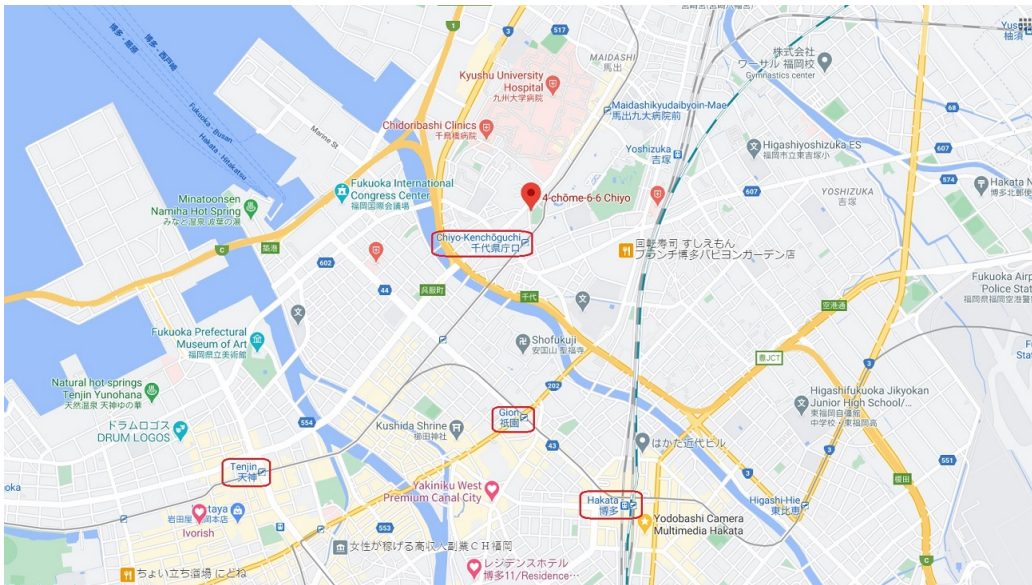
📏 Floor Area  
20.90 m<sup>2</sup>

🏠 Layout  
1K

📅 Built Year  
2001

📈 Gross Yield  
6.63%












## PROPERTY INFO

### Building / Land Information

	Property Name:	Daina Court Estatio East Park V 801
	Address:	4-6-6 Chiyo, Hakata-ku, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	2001

### Unit Information

	Total Units:	40
	Layout:	1K
	Floor / Total Floors:	8 Floor / 8 Floors
	Floor Area:	20.90 m <sup>2</sup> / 224.97 ft <sup>2</sup>
	Balcony Area:	9.00 m <sup>2</sup> / 96.88 ft <sup>2</sup>
	Balcony Facing:	West
	Occupancy Status:	Tenanted

### Additional Information

Note 1: ID: 98988961

### Location Information

	Transportation:	Chiyo-Kenchoguchi station / 1 minute walking distance
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## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥37,000	¥444,000
Building Management Fee:	-¥6,200	-¥74,400
Building Sinking Fund:	-¥4,480	-¥53,760
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥2,035	-¥24,420
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥42,500
Net Rental Income After Tax:		¥248,920

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥6,700,000	¥6,499,000	¥6,365,000
Land Registration & Legal Fee (Estimated):	¥120,000		
Agency Brokerage Fee:	¥287,100	¥280,467	¥276,045
Total Cost of Purchase:	¥7,107,100	¥6,899,467	¥6,761,045

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥6,700,000	¥6,499,000	¥6,365,000
Gross Rental Yield:	6.63%	6.83%	6.98%
Net Rental Yield:	4.10%	4.23%	4.32%

