

# JAPAN REALTY 日本不動產

## Domi Espoir Hakozaki VI 304

Residential

Apartment Tenanted

Fukuoka

Posted On 07-02-2021

🚇 1-29-23 Hakozaki, Higashi-ku, Fukuoka.

¥ 3,980,000

**BUY** 



**H** Layout 1K

Built Year 1993

Gross Yield 11.46%















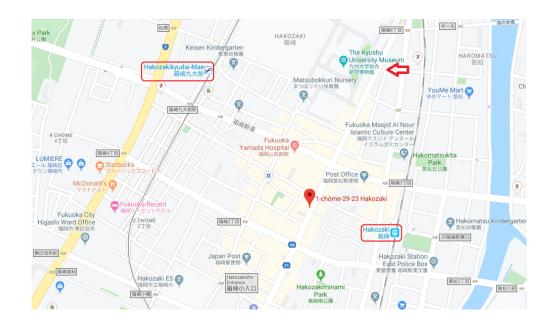












#### **PROPERTY INFO**

### **Building / Land Information**

Property Name: Domi Espoir Hakozaki VI 304

Address: 1-29-23 Hakozaki, Higashi-ku, Fukuoka.

0 Land Ownership: Freehold

**Building Structure:** Steel Reinforced Concrete

1993 Built Year:

#### **Unit Information**

**Additional Information** 

**Total Units:** 40 Note 1: Near Kyushu University

Layout: 1K

Floor / Total Floors: 3 Floor / 11 Floors

 $21.70 \text{ m}^2 / 233.58 \text{ ft}^2$ Floor Area:

₽  $3.10 \text{ m}^2 / 33.37 \text{ ft}^2$ Balcony Area:

Balcony Facing: East

Occupancy Status: **Tenanted** 

#### **Location Information**

Transportation: Hakozaki station / 7 minutes walking distance

















	Monthly	Annually
Rental Income:	¥38,000	¥456,000
Building Management Fee:	-¥5,230	-¥62,760
Building Sinking Fund:	-¥5,300	-¥63,600
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥2,090	-¥25,080
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥41,700
Net Rental Income After Tax:		¥262,860

#### COST OF PURCHASE

	Offer Price	3% Offer Price	5% Offer Price
Purchase Price:	¥3,980,000	¥3,860,600	¥3,781,000
Land Registration & Legal Fee (Estimated):	¥110,000		
Agency Brokerage Fee:	¥197,120	¥191,866	¥188,364
Total Cost of Purchase:	¥4,287,120	¥4,162,466	¥4,079,364

#### RENTAL YIELD

	Offer Price	3% Offer Price	5% Offer Price
Purchase Price:	¥3,980,000	¥3,860,600	¥3,781,000
Gross Rental Yield:	11.46%	11.81%	12.06%
Net Rental Yield:	7.10%	7.32%	7.48%

















