

# **JAPAN REALTY** 日本不動產

## **Estate More Daimyo 1003**

Residential

Apartment Tenanted

Fukuoka

Posted On 17-02-2020

2 1-3-17 Daimyo, Chuo-ku, Fukuoka

¥ 8,000,000

△ Floor Area \_\_\_\_\_19.00 m<sup>2</sup>

**⊞** Layout 1K

Built Year 1996

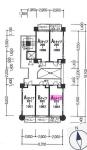
✓ Gross Yield 7.8%





























#### **PROPERTY INFO**

## **Building / Land Information**

Property Name: Estate More Daimyo 1003

1-3-17 Daimyo, Chuo-ku, Fukuoka Address:

0 Land Ownership: Freehold

**Building Structure:** Reinforced Concrete

Built Year: 1996

### **Unit Information**

**Total Units:** 45

Layout: 1K

Floor / Total Floors: 10 Floor / 10 Floors

19.00 m<sup>2</sup> / 204.52 ft<sup>2</sup> Floor Area:

₽  $3.30 \text{ m}^2 / 35.52 \text{ ft}^2$ Balcony Area:

Balcony Facing: South

Occupancy Status: Tenanted

### **Additional Information**

City center, all shopping facilities and restaurant Amenities:

nearby

Tenjin-minami station / 10 minutes walking Note 1:

distance

### **Location Information**

Transportation: Akasaka station / 7 minutes walking distance

















	Monthly	Annually
Rental Income:	¥52,000	¥624,000
Building Management Fee:	-¥6,000	-¥72,000
Building Sinking Fund:	-¥2,100	-¥25,200
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥2,860	-¥34,320
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥36,126
Net Rental Income After Tax:		¥456,354

## COST OF PURCHASE

	Offer Price	3% Offer Price	5% Offer Price
Purchase Price:	¥8,000,000	¥7,760,000	¥7,600,000
Land Registration & Legal Fee (Estimated):	¥130,000		
Agency Brokerage Fee:	¥330,000	¥322,080	¥316,800
Total Cost of Purchase:	¥8,460,000	¥8,212,080	¥8,046,800

### RENTAL YIELD

	Offer Price	3% Offer Price	5% Offer Price
Purchase Price:	¥8,000,000	¥7,760,000	¥7,600,000
Gross Rental Yield:	7.80%	8.04%	8.21%
Net Rental Yield:	5.82%	6.00%	6.13%

















