

JAPAN REALTY 日本不動產

Maison de Ocean 306

Residential

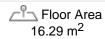
Apartment Tenanted

Fukuoka

Posted On 15-12-2020

2-3-3 Mishimazaki, Higashi-ku, Fukuoka

¥ 1,500,000



⊞ Layout 1K

Built Year 1989

Gross Yield 16%



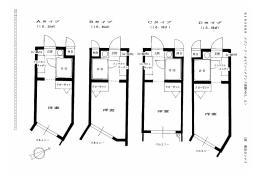
































PROPERTY INFO

Building / Land Information

n Property Name: Maison de Ocean 306

Address: 2-3-3 Mishimazaki, Higashi-ku, Fukuoka

Land Ownership: Freehold

Building Structure: Reinforced Concrete

Built Year: 1989

Unit Information

Additional Information

Layout: 1K Note 1: Under sublease (cancellable)

Floor / Total Floors: 3 Floor / 5 Floors

Floor Area: 16.29 m² / 175.35 ft²

Balcony Area: 2.00 m² / 21.53 ft²

Occupancy Status: Tenanted

Location Information

Transportation: Nishitetsu-Kashii station / 9 minutes walking distance

















	Monthly	Annually
Rental Income:	¥20,000	¥240,000
Building Management Fee:	-¥4,000	-¥48,000
Building Sinking Fund:	-¥4,900	-¥58,800
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥1,100	-¥13,200
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥24,000
Net Rental Income After Tax:		¥96,000

COST OF PURCHASE

	Offer Price	3% Offer Price	5% Offer Price
Purchase Price:	¥1,500,000	¥1,455,000	¥1,425,000
Land Registration & Legal Fee (Estimated):	¥100,000		
Agency Brokerage Fee:	¥82,500	¥80,025	¥78,375
Total Cost of Purchase:	¥1,682,500	¥1,635,025	¥1,603,375

RENTAL YIELD

	Offer Price	3% Offer Price	5% Offer Price
Purchase Price:	¥1,500,000	¥1,455,000	¥1,425,000
Gross Rental Yield:	16.00%	16.49%	16.84%
Net Rental Yield:	7.13%	7.35%	7.51%

















