

## Pure Dome Tenjin Across

Residential

Apartment

Tenanted

Fukuoka

Posted On 15-10-2019

📍 2-18-4 Haruyoshi, Chuo-ku, Fukuoka.

**¥ 6,600,000**

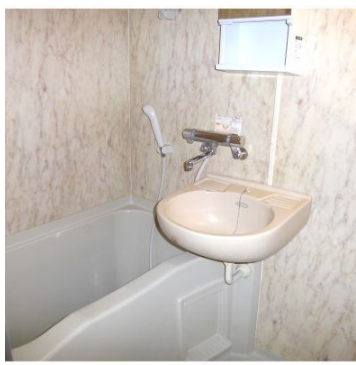
**BUY**

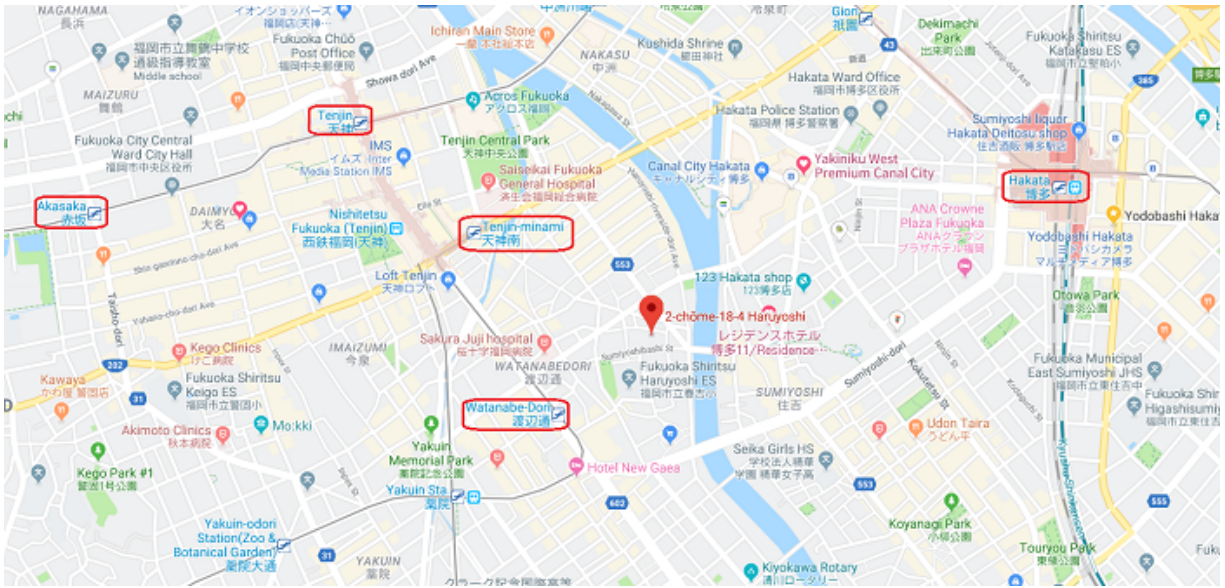
📍 Floor Area  
16.10 m<sup>2</sup>

🏠 Layout  
1K

📅 Built Year  
1993






📈 Gross Yield  
8.18%











## PROPERTY INFO

### Building / Land Information

	Property Name:	Pure Dome Tenjin Across
	Address:	2-18-4 Haruyoshi, Chuo-ku, Fukuoka.
	Land Ownership:	Freehold
	Building Structure:	Steel Reinforced Concrete
	Built Year:	1993


### Unit Information

	Total Units:	106
	Layout:	1K
	Floor / Total Floors:	8 Floor / 10 Floors
	Floor Area:	16.10 m <sup>2</sup> / 173.30 ft <sup>2</sup>
	Balcony Area:	1.50 m <sup>2</sup> / 16.15 ft <sup>2</sup>
	Occupancy Status:	Tenanted

### Additional Information

Amenities:	Tenjin-Minami station / 11 minutes walking distance
Note 1:	Balcony with open view
Note 2:	Prime location, high demand for students and working single
Note 3:	Property ID: 98834476

### Location Information

	Transportation:	Watanabe-Dori station / 7 minutes walking distance
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## INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥45,000	¥540,000
Building Management Fee:	-¥5,200	-¥62,400
Building Sinking Fund:	-¥1,680	-¥20,160
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥2,475	-¥29,700
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥30,000
	Net Rental Income After Tax:	¥397,740

## COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥6,600,000	¥6,402,000	¥6,270,000
Land Registration & Legal Fee (Estimated):	¥130,000		
Agency Brokerage Fee:	¥283,800	¥277,266	¥272,910
Total Cost of Purchase:	¥7,013,800	¥6,809,266	¥6,672,910

## RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥6,600,000	¥6,402,000	¥6,270,000
Gross Rental Yield:	8.18%	8.43%	8.61%
Net Rental Yield:	6.10%	6.29%	6.42%

