

Tokiwadai Park Heights 201

Residential

Apartment

Tenanted

Tokyo

Posted On 16-08-2019

📍 6-chome-50-15 Maenochō, Itabashi City, Tokyo-to.

¥ 7,700,000

BUY

📏 Floor Area
24.37 m²

🏠 Layout
1K

📅 Built Year
1987






📈 Gross Yield
8.42%












PROPERTY INFO

Building / Land Information


	Property Name:	Tokiwadai Park Heights 201
	Address:	6-chome-50-15 Maenocho, Itabashi City, Tokyo-to.
	Land Ownership:	Freehold
	Building Structure:	Reinforced Concrete
	Built Year:	1987

Unit Information

	Total Units:	80
	Layout:	1K
	Floor / Total Floors:	2 Floor / 7 Floors
	Floor Area:	24.37 m ² / 262.32 ft ²
	Balcony Area:	2.49 m ² / 26.80 ft ²
	Balcony Facing:	Southeast
	Occupancy Status:	Tenanted

Additional Information

Location Information

	Transportation:	Kami-Itabashi Station / 14 minutes walking distance
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✉ info@japan-realty.com
Singapore +65 8188 8316



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INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥54,000	¥648,000
Building Management Fee:	-¥4,140	-¥49,680
Building Sinking Fund:	-¥5,580	-¥66,960
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥2,970	-¥35,640
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥33,000
Net Rental Income After Tax:		¥462,720

COST OF PURCHASE

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥7,700,000	¥7,469,000	¥7,315,000
Land Registration & Legal Fee (Estimated):	¥130,000		
Agency Brokerage Fee:	¥320,100	¥312,477	¥307,395
Total Cost of Purchase:	¥8,150,100	¥7,911,477	¥7,752,395

RENTAL YIELD

	Offer Price	3%↓ Offer Price	5%↓ Offer Price
Purchase Price:	¥7,700,000	¥7,469,000	¥7,315,000
Gross Rental Yield:	8.42%	8.68%	8.86%
Net Rental Yield:	6.08%	6.27%	6.40%

