GARNET PROPERTY | JAPAN REALTY 日本不動産

4 Chome Sawara

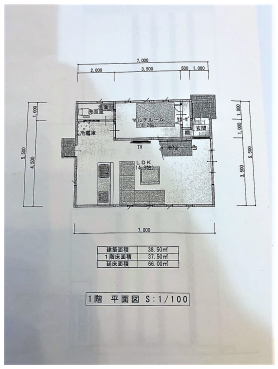
Residential | House | Vacant | Fukuoka

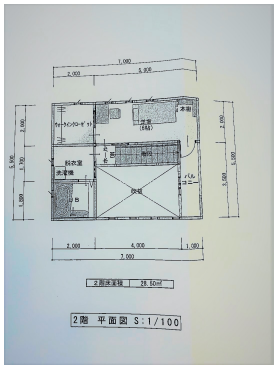
Posted On 10-06-2020

4 Chome Sawara, Sawara Ward, Fukuoka.

¥ 14,800,000 BUY

Floor Area	Layout	Built Year	Gross Yield
59.50 m^2	2LDK	2013	0%





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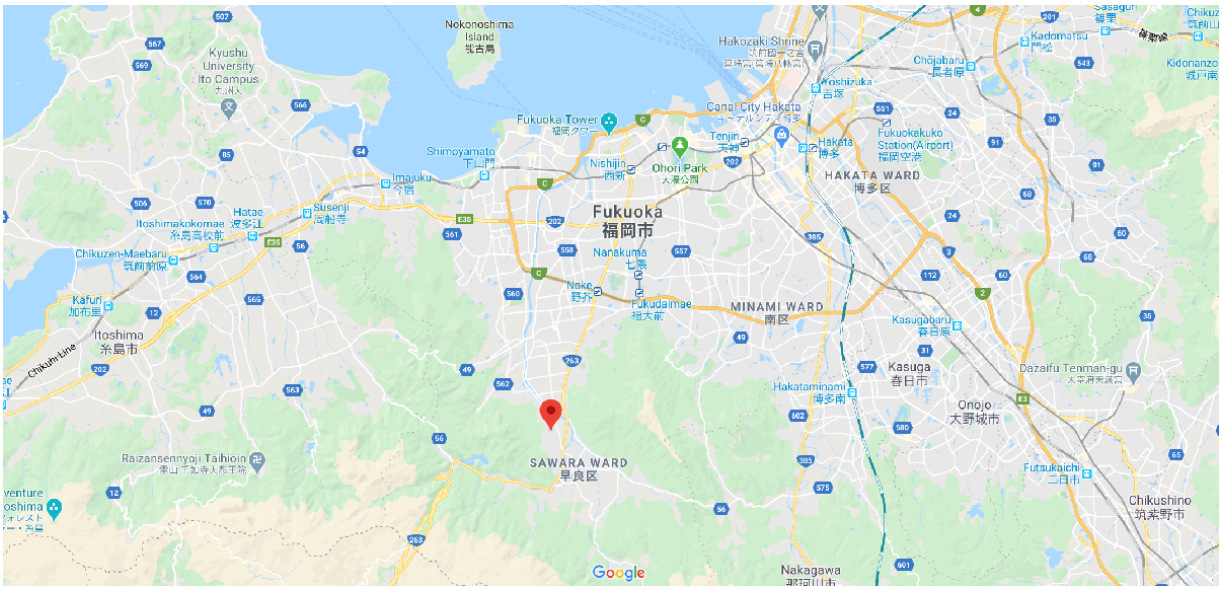

PROPERTY INFO

Building / Land Information

Property Name:	4 Chome Sawara
Address:	4 Chome Sawara, Sawara Ward, Fukuoka.
Land Ownership:	Freehold
Building Structure:	Wooden
Built Year:	2013
Land Area:	231.00 m^2 / 2,486.48 ft^2

Unit Information

Layout:	2LDK
Floor Area:	59.50 m^2 / 640.46 ft^2
Occupancy Status:	Vacant

Additional Information

Amenities:	Near Sawara School in 1.1km distance
Note 1:	Bright and airy house, quiet residential area
Note 2:	3 free parking lots

Location Information

Transportation: Fujigaoka bus-stop / 12 minutes walking distance

INCOME & EXPENSE

	Monthly	Annually
Rental Income:	¥0	¥0
Building Management Fee:	-¥0	-¥0
Building Sinking Fund:	-¥0	-¥0
Other Miscellaneous Fee:	-¥0	-¥0
Agency Management Fee:	-¥0	-¥0
Annual Fixed Asset & City Planning Tax (Estimated):	-	-¥50,000
Net Rental Income After Tax:		¥-50,000

COST OF PURCHASE

	Offer Price	3% ↓ Offer Price	5% ↓ Offer Price
Purchase Price:	¥14,800,000	¥14,356,000	¥14,060,000
Land Registration & Legal Fee (Estimated):	¥150,000		
Agency Brokerage Fee:	¥554,400	¥539,748	¥529,980
Total Cost of Purchase:	¥15,504,400	¥15,045,748	¥14,739,980

RENTAL YIELD

	Offer Price	3% ↓ Offer Price	5% ↓ Offer Price
Purchase Price:	¥14,800,000	¥14,356,000	¥14,060,000
Gross Rental Yield:	0.00%	0.00%	0.00%
Net Rental Yield:	0.00%	0.00%	0.00%