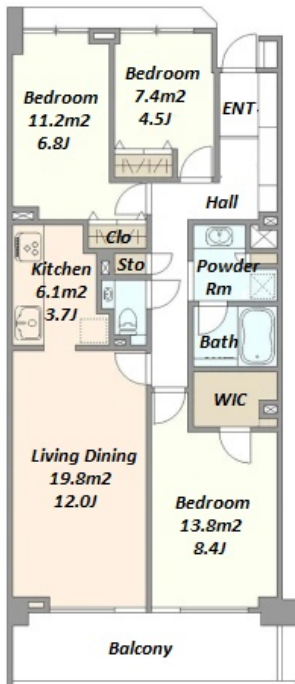


Sales Price	124,900,000 JPY	Access	Sakurashinnmachi Station on Denentoshi Line 12 min. walk
Tax	Included		

Low-rise Apartment in Residential Area, Walkable to the Komazawa Olympic Park



*The actual Layout & Size may differ slightly from this floor plans & pictures.

Property Name	PARK CITY TSURUMAKI COURT FRONT RESIDENCE
Address	5F, 2-18-20, Tsurumaki, Setagaya-Ku, Tokyo

Unit/Property Information			
LAYOUT	3 BR	Management Fee	JPY11,815/month
Unit Floor	5F	Repair Fund	JPY12,186/month
Floor Size(sqm)	82.9 m²	Other Fee	-
Floor Size(sqft)	892.32 ft²	Total Monthly Fee	JPY24,001/month
Balcony	10.69 m²	Current Status	Vacant
Facing	Southeast	Hand Over	Negotiable
Unit Facilities	Pet friendly, Auto lock, Renovated, Air-Con, Separated Toilet, Balcony, CS/CATV, Flooring, Floor Heating, Dishwasher, Bathroom dryer, WIC		

Building Information			
Structure	RC 5 floors above and 1 basement floors		
Total Units	71	Completion	Oct, 2000
Car Parking	(Not Included)	Pet	Negotiable
Developer Name	Mitsui Fudosan		
Management company&Type	Mitsui Fudosan Residential Service Fully Outsourced / Day Shift		
Common Facility	Motorcycle Parking (extra charge), Near Large Parks, Janitor, Delivery box, Elevator, Security, New Earthquake Resistance Standard, Low-rise		

Remarks
<Unit/Property Information> [Remarks] Fully renovated in Sep 2023.
<Building Information> [Remarks] Guest Room, Library, Society House are available./ Large repair maintenance has been done in 2013.
<Land Information>

Land Information			
Lot Area	-	Land lease term	-
Ownership Type	Ownership	Land lease fee	-
Co-owner's Share	-	Land Category	Residential
City Planning area	Urban Planning District		
Use Zoning	Category I exclusively low-rise residential zone		
Current Status	-	Bldg. to Land %	-
Hand Over	-	Floor to Land %	-
Private Road	-	Set Back	-
Other Conditions			