

# 4b/72 Ascot Vale Road, Flemington, Vic 3031

## Apartment For Sale

Thursday, 30 May 2024

4b/72 Ascot Vale Road, Flemington, Vic 3031

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Steve Harris  
0434598597



Ella Vander Sluys  
0394264064

## Private Sale \$400,000-\$440,000

Sundrenched apartment within the brand new Ascot Complex is Suitable for even the most fastidious of renters: Designed with the future in mind this one bedroom apartment offers: - A fully kitted gourmet kitchen complete with island benches, stone splash backs and stylish appliances. - A spacious living area with access to the entertainers balcony - Large bedroom with built in robes Additionally, you will enjoy the: - TechnoGym Fitness Centre - Central Gardens and Outdoor dining areas - the perfect escape for the weekend - Gold Class Cinema - Games room and Arcade - Private & elegant dining room for entertaining with family & friends - Business Centre The picture is complete with: - Engineered timber floors throughout living areas - Floor-to-ceiling windows with double glazing to maximise natural light - Split System Heating/cooling - Secure intercom and entry - Basement parking & storage cage The Ascot delivers an exclusive opportunity to live amongst the character and trendy surrounds of Flemington, offering excellent connectivity to major transportation options, including direct access to the CBD in less than 20 minutes. This is enhanced by the convenience of having an abundance of specialty boutiques, restaurants, and charming cafes right at your doorstep! Whether a bar-hopper, foodie or love coffee culture Conditions of entry - IDENTIFICATION and contact number required, otherwise entry may be refused. The information about this property has been supplied to us by the property owner, while we have no cause to doubt its accuracy, we provide no guarantee. We cannot attest to the functionality of any fixtures, fittings or inclusions to the property. Land and apartment dimensions and floor/site plans are supplied by third parties. Typing mistakes, omissions, transposing can occur, we provide to assist but make no representation. Buyers must carry out their own due diligence.