

**6/17 Ascot Vale Road, Flemington, Vic 3031**



**Apartment For Sale**

Monday, 6 November 2023

6/17 Ascot Vale Road, Flemington, Vic 3031

**Bedrooms: 2**

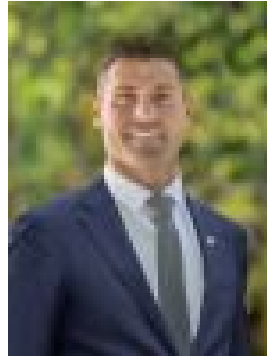
**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Jerome Feery  
0424163803



Simon Mason  
0439617844

**\$400,000 - \$440,000**

Within walking distance to Flemington Racecourse and close to everything that counts, this well-appointed city-fringe apartment has all you need. Light-filled and spacious, this oversized apartment offers an open plan living space, modern kitchen with an island breakfast bar, stainless steel appliances, dishwasher a private balcony, two generous bedrooms with built-in robes, a separate study nook and a central bathroom with laundry facilities. Extras include secure entrance, secure undercover parking for one vehicle and split system heating/cooling. Set back from the street in a well-maintained block, this apartment is sure to attract the interest of first-time buyers and astute investors alike looking to step into vibrant Flemington. Just moments from Newmarket Plaza Shopping Centre and Flemington Station, it's also walking distance to Pin Oak Crescent cafes and restaurants, Racecourse Road trams and shops, as well as close proximity to local schools and parks.