

8/171 Kent St, Ascot Vale, VIC, 3032



Apartment For Sale

Wednesday, 14 August 2024

8/171 Kent St, Ascot Vale, VIC, 3032

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment

Perfect for Investors and Owner-Occupiers Alike!

Expressions of interest closes Monday 9th September at 12pm.

For some, the perfect way to finish a day is to relax on a balcony and enjoy a beautiful sunset. If this sounds like you this could be your new home.

This one bedroom apartment is magnificently located within walking distance of Ascot Vale station and only a short tram ride to the CBD. This property has loads of potential and is tailor-made for the entry level buyer, the investor looking for the long-term tenant.

Meticulously maintained by the current owners, there is nothing for you to do. Set back from the street, other features include built in robes, generous kitchen and ensuite. The apartment also benefits from an undercover allocated carpark & heating/cooling.

Only a short distance to the eclectic array of shopping, cafes, restaurants and tram stops along Mt Alexander road and Union Road, the Maribyrnong River Trail and Flemington Racecourse, as well as enjoying great connection to Ascot Vale Rd, Mt Alexander Rd, Citylink and the Melbourne CBD.

Currently leased until 18th December 2024 @ \$1825.00 pcm (\$420pw)