

**\$309,000**

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📍 305/1 Ascot Vale Road FLEMINGTON VIC



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## Short-priced favourite

**\*\*IMPORTANT NOTICE: CHECK IN VIA QR CODE AND PROOF OF FULL VACCINATION STATUS REQUIRED PRIOR TO ENTRY FOR ANY ATTENDEES OF OPEN FOR INSPECTIONS AND AUCTIONS.**

**PRIVATE INSPECTIONS CAN ALSO BE ARRANGED IF YOU PREFER TO VIEW OUTSIDE OF THE ADVERTISED TIME, OR YOU DO NOT WISH TO DISCLOSE YOUR VACCINATION STATUS\*\***

A stylish blend of sunlit space, seamless flow and world-class facilities, this irresistible 1 bedroom apartment matches high-quality detail with flawless finishes.

Discover the spacious comfort of open-plan living/dining, underscored by a streamlined kitchen with an integrated dishwasher and an easy-clean induction cooktop.

Enjoy a sheltered balcony and exclusive resort-style access to entertainment pods with a BBQ, fridge and uninterrupted Flemington racetrack views.

- 1 large bedroom with built-in robes
- Luxe bathroom with a fully tiled walk-in shower
- Concealed laundry
- Wide-board engineered oak flooring
- Split-system heating/cooling
- So close to public transport, shopping choice, parkland, and CityLink access

The **ONLY** Flemington complex offers game-changing facilities including an infinity pool, gym, residents' lounge/dining rooms, and so much more!

For more information, please contact Shawn White today.



**Shawn White**

*Sales Consultant - Licensed Estate Agent, VIC*

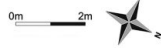
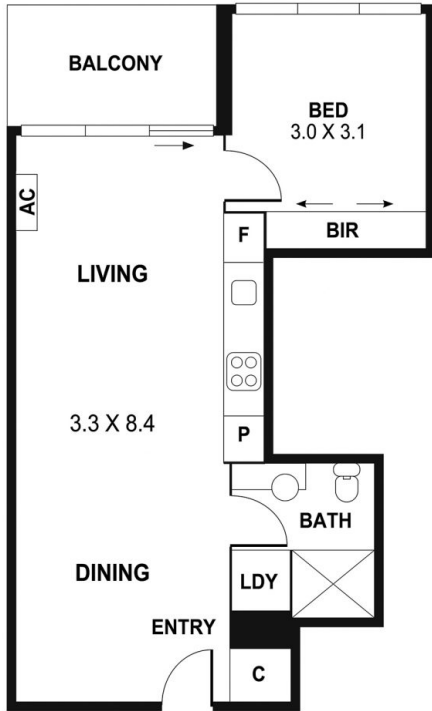
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This floor plan is intended as a guide only. Layout dimension are approximate only.  
No representations or warranties of any nature whatsoever are given or intended.  
Any person using this information should rely on their own enquiries.