

Property Profile

7/106 Ascot Vale Road, Flemington



Key Features

- Accessible and commutable address
- Clever use of space for separated living
- Off street parking
- North facing
- Abundance of natural light

Recreational Amenities

- Flemington Racecourse
- Melbourne Showgrounds
- Showgrounds Village
- Ascot Vale Leisure Centre

Café and Restaurants

- Union Road Shops
- Union Road Cafes/Bars
- The Laurel Hotel
- Italy 528
- Sunrise Indian Restaurant

Internal Size

- 34sqm approx.

Rental Return

- \$960 PCM

Transport

- Route 404 Bus
- Route 57 Tram
- Newmarket Train Station
- Ascot Vale Train Station
- Citylink

Schools

- Ascot Vale Primary School
- Ascot Vale West Primary School
- St. Mary's Primary School

Settlement

30/60 days - Flexible

Council Rates

\$883.50 per annum approx.

Water Rates

\$662.49 per annum approx.

Body Corporate Fees

\$1,875 per annum approx.

Flemington Median Apartment Price

\$500,000

Sam Abboud – 0401 434 329

Ryan Berry – 0419 481 452

All information herein has been supplied to us and we have no reason to doubt its accuracy, however we cannot guarantee it. Accordingly all interested parties should make their own enquiries. All measurements and figures are approximate only.