



**1/9 Curzon Drive OCEAN GROVE VIC**

**3** **2** **1**

Situated in a well planned, newly developed area, this brand new two storey residence is superbly set up for family living and entertaining. The wonderful feeling of space commences with the entrance leading into formal lounge with access to one of the outdoor entertaining decks, then walk through to the beautifully appointed kitchen and informal living and dining areas with gas log fire and then outside to the rear alfresco deck and landscaped low maintenance garden. On the first floor are the three bedrooms, main with walk in robe and full ensuite and built in robes in the other two and a second bathroom. Additional features of this stunning home include air conditioning, ceiling fan, ducted vacuum, alarm, intercom, garage with internal access and water tank. What else could you ask for!!

**Price** : \$ 433,000  
**Land Size** : 306 sqm  
**View** : <https://www.bellarineproperty.com.au/1503233>



**Dan Halsey**  
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**GROUND FLOOR**



**FIRST FLOOR**



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.