



38B Wallington Road Ocean Grove VIC

A fabulous opportunity like this comes along very rarely; a pristine elevated north/south block presenting the chance to design and build a split level home - with the benefit of a Barwon River estuary vista!

- Sloping north/south block of land (approx 601sqm) with potential to capture river views
- Pleasant stroll to Blue Waters Lake with its natural bushland walking tracks
- Walk or drive to the main shopping centre in The Terrace
- cafes, boutiques, restaurants
- Easy access to schools, sporting facilities, parks and coastal walking tracks
- Fabulous surf beaches within close proximity, plus the Barwon River estuary, and The Bluff
- A short 300m walk to the river for fishing, boating, sailing, or a paddle
- Ideally located to enjoy Ocean Grove and surrounds seasonal and year-round attractions
- Explore the delights of the Bellarine Peninsula, the Surfcoast and the Great Ocean Road

This is an extremely rare opportunity to create something

Price : \$ 622,000
Land Size : 601 sqm
View : <https://www.bellarineproperty.com.au/4016855>



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