



*11 Montague Way, Ocean Grove*

- *22 groups*
- *Sold in 11 days*
- *\$15,000 above top of range*



### 11 Montague Way Ocean Grove VIC

3 2 2

Looking for a little more space for your growing family? This enchanting family haven is set on a rare 925sqm (approx.) and gifts every living space, with easy access to outdoor terraces and the surrounding native gardens. The privilege of space is a rare gift for children, along with the safe court location and an easy walk to school!

- Set on a 925sqm (approx.) block surrounded by established native gardens
- Enjoy a warm summer's evening under a cool canopy of wisteria vines on the alfresco
- Kids can run free in the gardens, or outside with friends in the safe and quiet court
- Indoors, a neutral colour palette blends with rich timbers and bright open plan living
- Kitchen/living/dining space is a social hub, still connected to the adjoining formal lounge
- Large kitchen features electric Bosch double oven, gas hob and Miele dishwasher
- Expansive breakfast bar for a relaxed morning catch up, in addition to a formal dining space
- Twin sliding doors create a seamless indoor-outdoor flow, wrapped by enchanting gardens

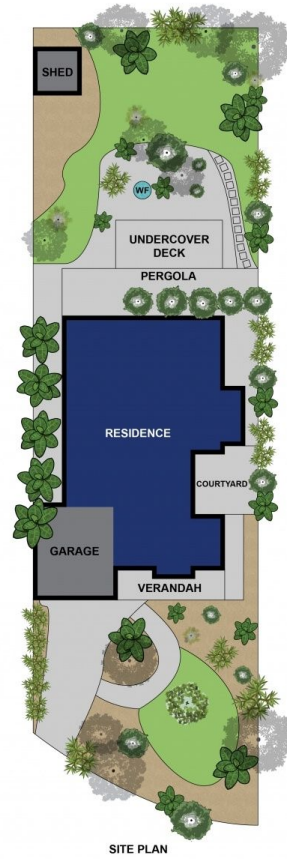
**Price** : \$ 705,000  
**Land Size** : 925 sqm  
**View** : <https://www.bellarineproperty.com.au/4084957>



**Dan Halsey**  
**03 5254 3100**



GROUND FLOOR



SITE PLAN

Approx. Area 184m<sup>2</sup>

Whilst [bwrm.com.au](http://bwrm.com.au) has made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.

**11 Montague Way, Ocean Grove**

bellarineproperty