



9 Empress Blvd Ocean Grove VIC

3 2 2

The Feel:

Straight off a glossy cover and offering an exclusive floor plan focused on high functionality, this bespoke 3BR family home emits understated glamour and stylish comfort, all within a perfectly central location. Close proximity to local beaches, progressive development and the Oakdene Vineyards; make this a tempting lifestyle choice for those looking for the perfect blend of coastal perks and modern convenience.

The Facts:

- Central hub containing OP living, kitchen and dining
- 2nd living area privately placed for flexibility
- High spec. kitchen with innovative skylights and WIP
- Undercover deck and inviting north facing backyard
- Raked ceilings project light and space to the interior
- Feature pendant lighting highlights individuality
- Commodious master suite with WIR, ensuite and yard access
- Independent children's wing nearby to main bathroom
- Crisp, clean interior palette exuding minimalist properties
- Ducted heating, R/C air conditioning and DLUG
- Fantastically located for an easy commute to Geelong

Price : \$ 640,000
Land Size : 560 sqm
View : <https://www.bellarineproperty.com.au/4800889>



Dan Halsey
03 5254 3100



Whilst 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.

9 Empress Boulevard, Ocean Grove

bellarine **b**property