



15 Marmion Circuit Ocean Grove VIC

4 2 2

The Feel:

Custom-built with quality and comfort front-and-centre, this spacious 4 bedroom home offers so much more than most! With a generous and flexible floorplan that provides 2-3 living zones, great connection to the outdoor entertaining area and private garden, and a bounty of appealing upgrades throughout, this home is not one to miss!

The Facts:

- Walk to public transport and new shopping & dining precinct at Kingston Village
- Spacious floorplan lends itself to family life all on large 630sq mt block
- Clever zoning allows the home to operate comfortably for downsizers
- Open plan design of the light filled kitchen, dining and living domain.
- Caesarstone kitchen with Blackbutt finger pull timber cabinetry & 900mm apps to kitchen.
- Butler's pantry with dual access and also with Blackbutt cabinetry and Caesarstone benchtop.
- Great connection to alfresco via stacking doors
- Gas log fire with reclaimed 'Woolshed' timber shelving

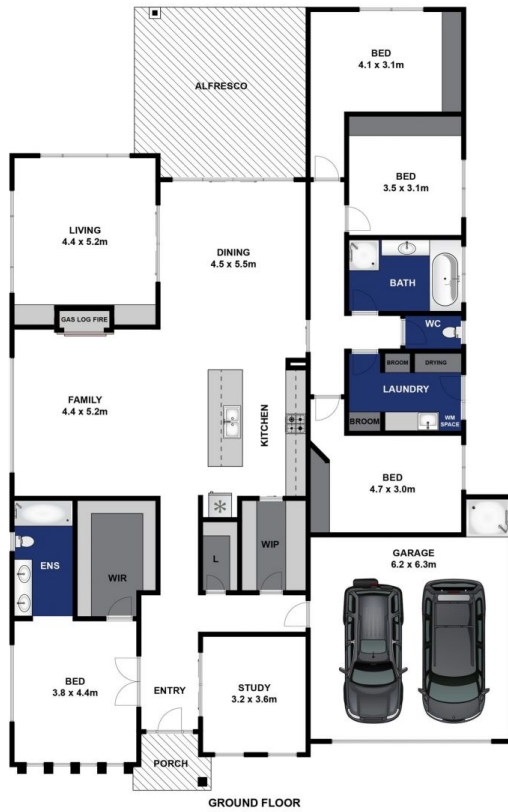
Price : \$ 870,000
Land Size : 630 sqm
View : <https://www.bellarineproperty.com.au/52356>
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Whilst bwrn.com.au has made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.

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