



### 3/97 The Avenue Ocean Grove VIC

2 2 1

CONSTRUCTION COMMENCING JAN 2021-- STAMP DUTY SAVINGS MAY APPLY

**Price** : \$ 979,500

**View** : <https://www.bellarineproperty.com.au/5990218>

#### The Feel:

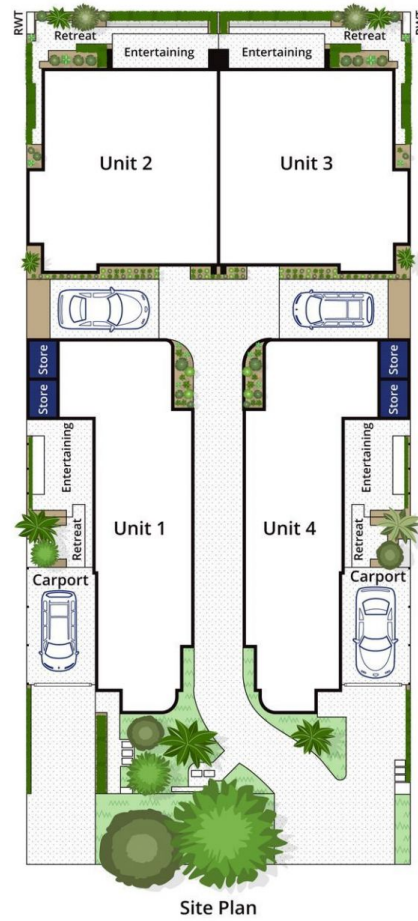
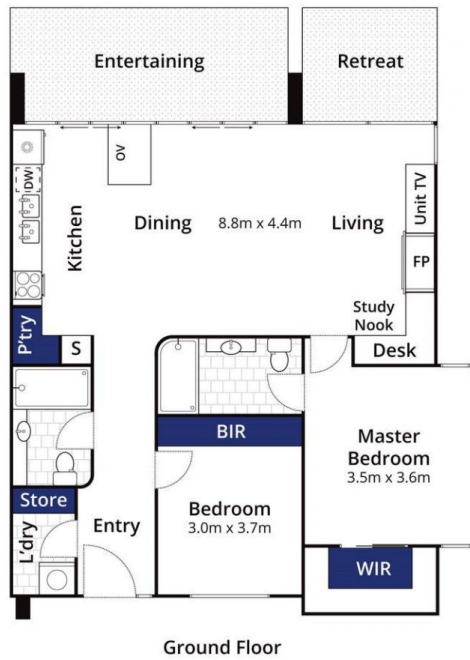
'Carramah' is named from an Aboriginal word meaning "shade of trees?". Against a magnificent foreground of eucalypts, Carramah's architecturally crafted contemporary residences blend nature and form, bringing a new standard of effortless luxury to the Bellarine. The double height void & custom lighting drenches earthy layers of stone & timber in natural light, while bespoke joinery elevates & inspires a space that's easy to live in. Striking lines & considered curves balance sophistication with a relaxed ode-to-the-coast attitude, while considered flow between indoor & outdoor living spaces reveal an intrinsic connection to the land.



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

#### The Facts:

- Arresting signature white gables invite the sun to bathe the interiors in brilliant natural light
- Sophisticated spaces formed with meticulous consideration to light, the outdoors & finishes
- Sense of intimacy, style & comfort, with connection to



Approx House Area 91m<sup>2</sup>  
Approx Land Area 812m<sup>2</sup>

Whilst [bwrn.com.au](http://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.

## 3/97 The Avenue, Ocean Grove

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