

## 10 The Parade Ocean Grove VIC

4 2 2

### The Feel:

Situated less than 450m (approx.) to the Barwon River, under 400m (approx.) to get your morning coffee at Garage cafe, a stones throw to The Terrace town centre and a hop, skip & jump to the surf beach... it's hard to imagine a more central spot for you to to enjoy a relaxed coastal lifestyle! Uniquely designed to offer spacious indoor-outdoor living on a low-maintenance block, this architectural home is definitely not one to miss!

### The Facts:

- Ground floor living zone adjacent to u-shaped kitchen
- Study area offering flexibility of use as an extension of living
- 3 BRs occupy this level, sharing the main bathroom and w.c
- 2 of the BRs have direct access to a fantastic outdoor deck
- The upper level offers an OP kitchen meals and family zone
- Striking galley kitchen with stone tops and high end apps
- Bi-fold servery window services the sunny adjoining deck
- Spacious BR with multiple BIRs closeby to bathroom/w.c

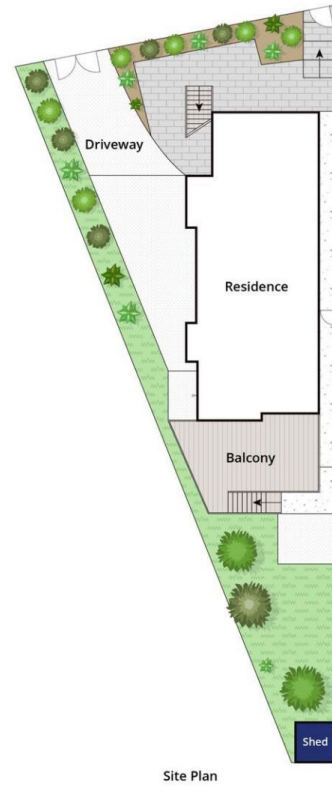
**Price** : \$ 1,500,000  
**Land Size** : 400 sqm  
**View** : <https://www.bellarineproperty.com.au/6366829>



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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.

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