



18 Smithton Grove OCEAN GROVE VIC

A lucrative investment into one of the Bellarine's most tightly held commercial areas, this 1000sqm site with factory presents plenty of upside and potential. 18 Smithton Grove is exceptionally well placed between the established part of Ocean Grove and the ever growing growth areas of Kingston and Oakdean. The industrial estate of Ocean Grove has seen a transformation in recent years with the addition of a brewery, Pilates studios, yoga, gyms and cafes. It is becoming a new hub of the town.

Key investment features include:

- Outstanding location in the heart of Ocean Grove
- 4 offices and kitchenette
- 2 toilets
- 320sqm factory
- 1,000sqm block
- Industrial 1 Zone

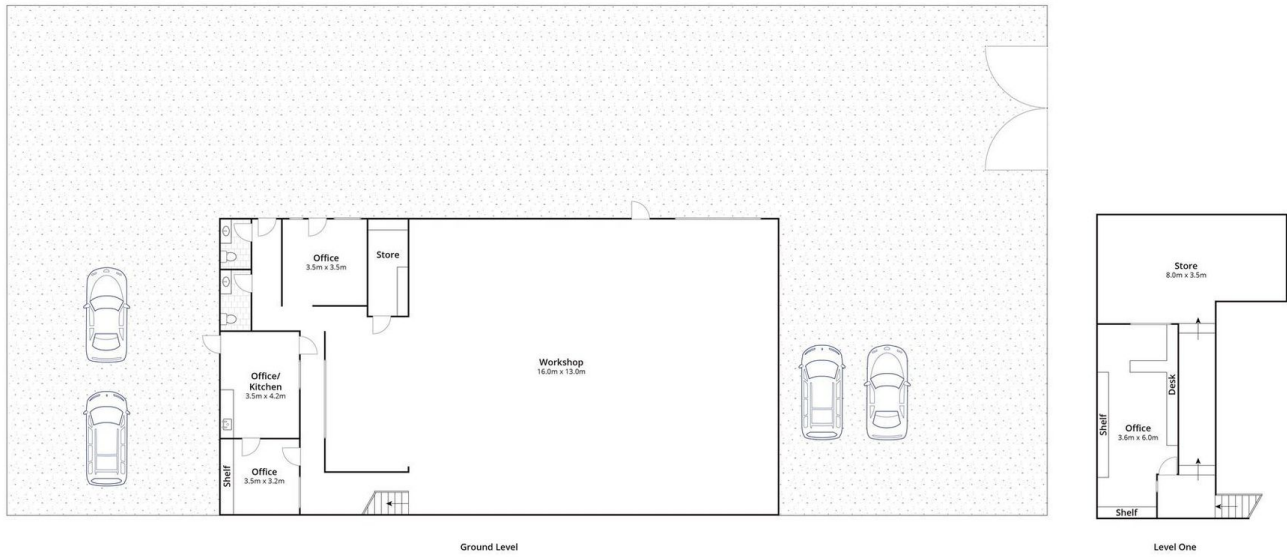
Building Size : 320 sqm
Land Size : 1000 sqm
View : <https://www.bellarineproperty.com.au/6455923>



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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.

18 Smithton Grove, Ocean Grove