



## 19 Mermaid Avenue Ocean Grove VIC

3 2 2

### The Feel:

Full of character and charm, located in a rarely offered and highly sought after position in Old Ocean Grove this beach house will prove extremely popular. Walk to the shops, around Blue Lake and visit parks and reserves from this ultimate family home or holiday home!

**Price** : \$ 839,000

**Land Size** : 696 sqm

**View** : <https://www.bellarineproperty.com.au/6483691>

### The Facts:

- Downstairs master bedroom with ensuite
- 2 further downstairs bedrooms
- Downstairs open plan living
- Upstairs living area with gum tree and street views
- Set amongst the native gum trees with valley views to the west
- Double carport with extra lockup storage area
- Ducted heating and RC split system
- North facing deck, perfect for entertaining!
- Sunny backyard with established gum trees



**Toby Lee**  
03 5254 3100

### The Owner Loves:

"We've had countless summer nights entertaining on the deck with friends and family whilst watching the kids run around the backyard. It really is the ultimate