



## 21 Beresford Close Ocean Grove VIC

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### The Feel:

Presenting an exciting opportunity within a gentle walk to the Ocean Grove Marketplace. Warm and welcoming, this single level 2 bedroom home offers a generous kitchen and dining area, with an open plan living room and versatile sitting area. This well-presented property has a fantastic north-facing alfresco area and leafy established gardens in a fully fenced yard. Impressive features include split system heating-cooling, ducted heating and a single garage with rear roller door. Ticking all the boxes for 'lock up and leave' practicality, downsizers, investors and families will love this friendly neighbourhood locale.

### The Facts:

- Tucked away in a quiet close, in close proximity to shopping, leisure & school precinct
- Equally appealing to downsizers or a young family at the start of their home ownership journey
- Timeless, classic, brick veneer coastal home in exceptional condition
- Single level home with open plan kitchen, meals & living hub
- Orientation invites all-day sunshine into the home, with

**Price** : \$ 820,000  
**Land Size** : 442 sqm  
**View** : <https://www.bellarineproperty.com.au/7109752>



**Toby Lee**  
03 5254 3100



**Andrew Kibbis**  
03 5254 3100



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## 21 Beresford Close, Ocean Grove

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