



## 14 Presidents Avenue Ocean Grove VIC

3 2 2

### The Feel:

Perfecting the art of considered spaces and lifestyle flexibility, this stylish 3BR home is graced with timeless appeal, easy functionality, and an elevated, convenient locale. Ideally proportioned for young families, downsizers and those seeking low maintenance coastal living, it showcases an impressive array of quality finishes and a flowing layout that has been designed to maximise indoor-outdoor living. Supremely positioned in coveted Old Ocean Grove, backdropped by the sounds of the sea and local birdlife, the property is just 1km from the town centre and onwards to the beach.

### The Facts:

- Custom designed 3BR home, set over two free-flowing levels
- Family-friendly location is a leisurely walk or ride to childcare & kindergarten (500m), Ocean Grove Primary School (750m), & with public transport on your doorstep
- A mere 1km to town centre shopping & dining, with world-class beaches just minutes from home
- Timeless & sophisticated, interiors boast high ceilings, hardwood flooring & square-set cornices

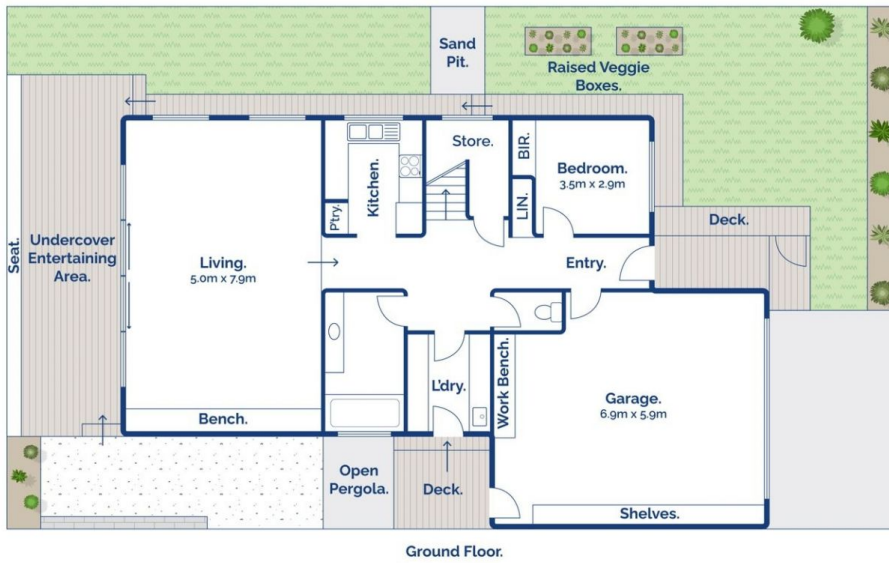
**Price** : \$ 1,265,000  
**Land Size** : 346 sqm  
**View** : <https://www.bellarineproperty.com.au/7148520>



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