



7b Sunset Strip OCEAN GROVE, VIC



## A Beach Retreat or Move the Family In?

Looking for an affordable weekender or the chance to break into the highly sought-after Bellarine coastal market? Here it is, in thriving Ocean Grove! This updated 3-bedroom home is a comfortable no-fuss property. The generously proportioned bedrooms are set off the open plan area. Each room enjoys the eastern sunrise light and are complete with BIRs and carpet. The open plan of the kitchen and dining is roomy, and while the kitchen is simple it allows this area to remain spacious. The lounge forms part of the open space yet is zoned with a partition wall that maximises light and openness. This room is cosy with carpet and a Rinnai gas heater. This whole area combined enjoys the outlook of the long and wide verandah, with an updated decked surface. As well as upscaling the size of the interior, it's the perfect spot for alfresco entertaining or simply just to enjoy the afternoon sunshine. The bathroom and laundry share the same space, with the convenience of a separate WC. The deep sealed driveway leads to a carport, with immediate access inside. The rear yard is fenced, offering a safe haven for small pets and children. The garden and lawn surrounds are neat and low maintenance, and on site is a utility shed for storage. The property boasts a very convenient locale. You will be able to grab a morning coffee from the bakery cafe.

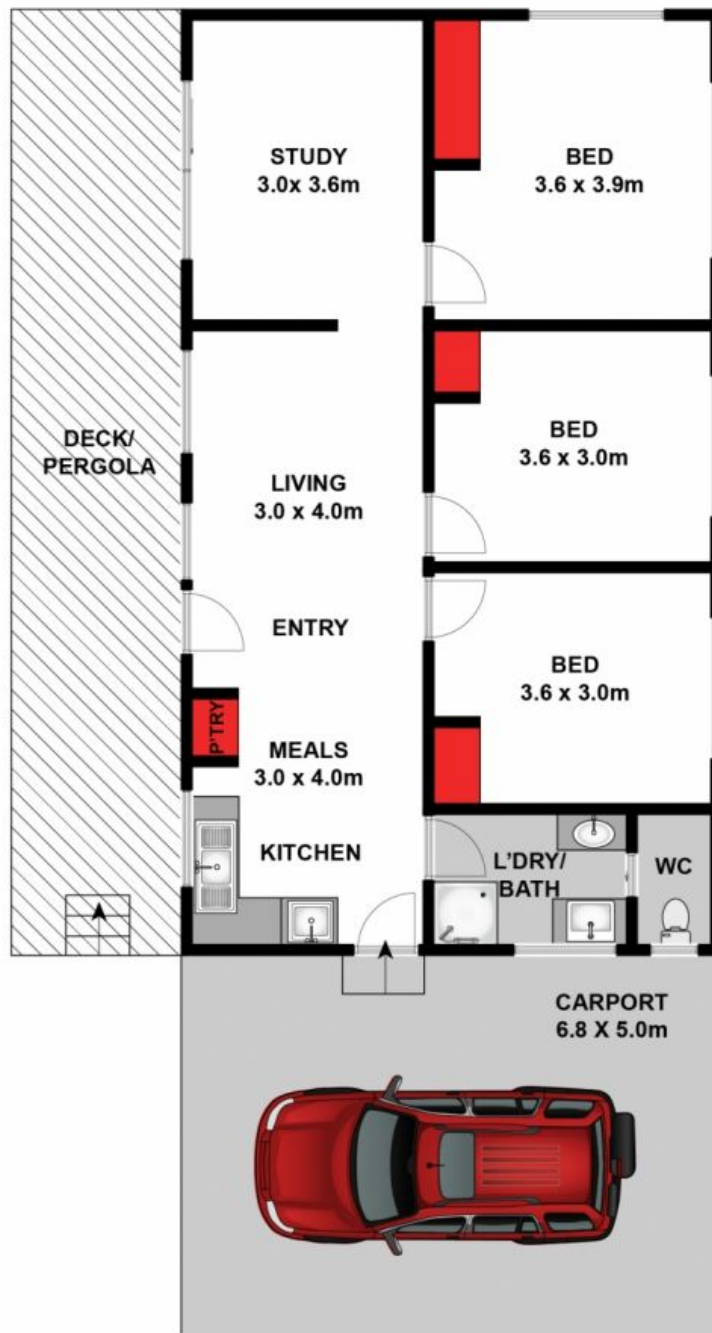
**Price:** \$495,000  
**Property Type:** Townhouse  
**Land:** 370 m2

# HAYDEN

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Approx. Area 82m<sup>2</sup>

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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