

**SOLD BY PRUE STREET**



12 Merlan Street OCEAN GROVE, VIC



### Christmas in Ocean Grove

Imagine being able to spend your summer holidays in one of Victoria's most loved coastal towns. Located only a short drive to the Ocean Grove main surf beach this property will tick a number of boxes. With the opportunity for a short settlement this home can be yours as soon as you are ready to move.

Upon entering the home you are greeted by a wide hallway and intimate second living area. The master bedroom is away from the front of the home, providing a peaceful retreat for parents. This space is complemented by a WIR with an abundance of storage space and en-suite with an oversized shower.

This home has been operating as a very successful Airbnb for nearly two years. The owner is open to negotiation to sell the home with all the furniture and the marketing assets that go along with the Airbnb set up. As we are coming into the peak holiday season in Ocean Grove, now is the time to secure this property if you are looking for a high-yielding investment property and 5-star reviews. Perhaps this could be the holiday home you're looking

**Price:** \$655,000-\$680,000  
**Property Type:** House  
**Land:** 490 m2

**HAYDEN**

Hayden Real Estate -

**Ocean Grove**  
 samh@hayden.com.au