



**11 Mermaid Avenue OCEAN GROVE VIC**

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Here's your chance to step into the coveted Ocean Grove property market with a solid, well-established home in sought-after Old Ocean Grove. This classic brick veneer residence presents endless opportunities, renovate to your style, renew the current tenancy, re-develop, or simply move in and enjoy.

**Type** : House  
**Price** : \$ 820,000  
**Land Size** : 590 sqm  
**View** : <https://www.hayden.com.au/8452420>

A spacious formal entry with built-in storage flows seamlessly to the light-filled main living area. Expansive glazing frames the lounge and dining zones, offering leafy treetop vistas, glimpses of the Barwon Heads Bridge and River, and a west-facing outlook over the backyard. With a second storey, the potential views could be even more spectacular, possibly reaching Blue Waters Lake and Barwon River (STCA).



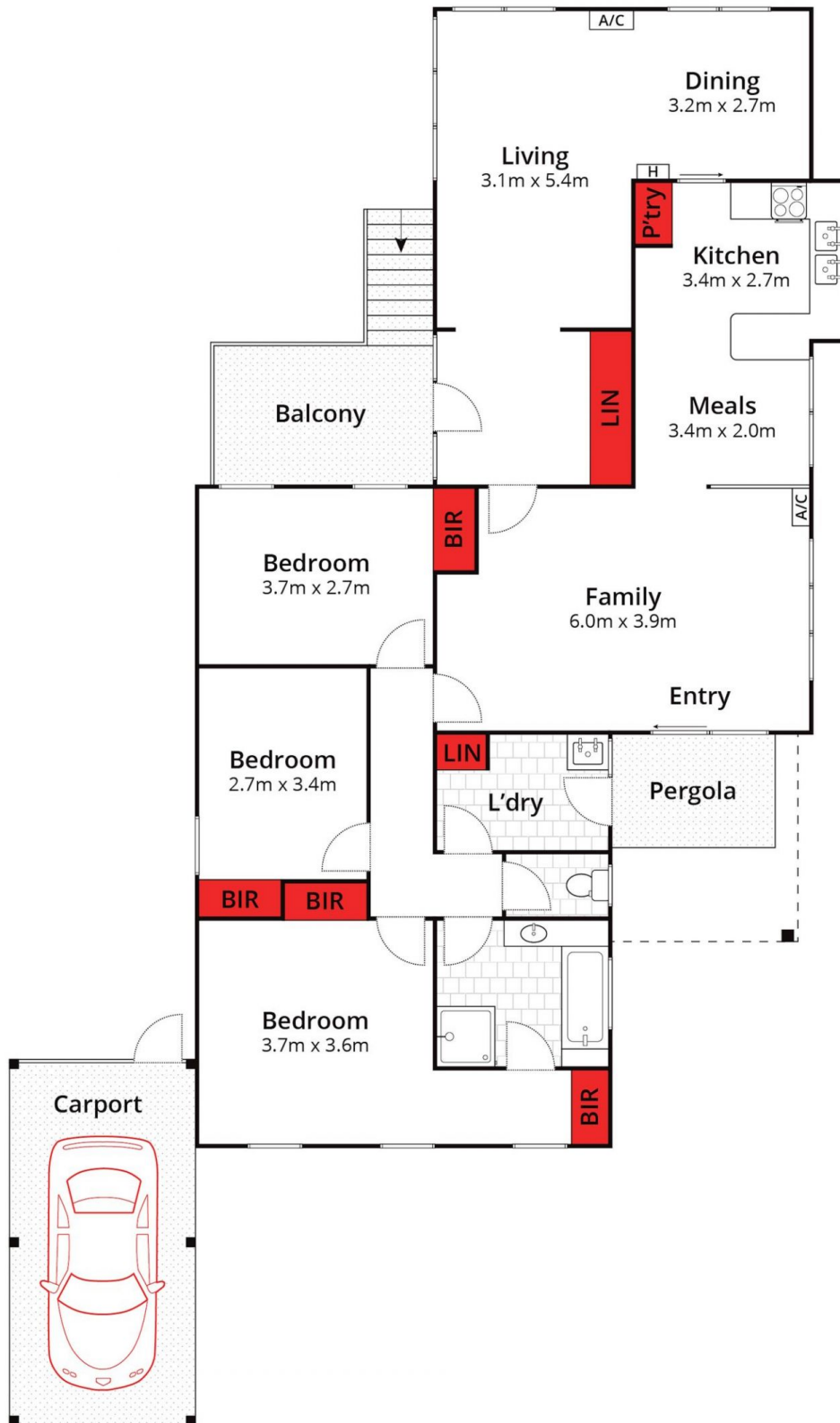
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**Penny Dawson**  
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The original kitchen is practical in size and opens onto a casual meals space, complete with charming retro finishes. A second living area offers more natural light, extensive glazing, and sliding door access to the front yard and small landing.

[For full version visit the website](https://www.hayden.com.au)



Whilst [bwr.com.au](http://bwr.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.



**11 Mermaid Avenue, Ocean Grove**

**HAYDEN**