



### 31 Oakdean Boulevard Ocean Grove VIC

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Nestled directly opposite the lovely lake and parkland, there's no denying that this beautifully presented home places a great way of life on your doortstep! With a leafy back yard for the children or grandkids, a great alfresco for year round entertaining, and energy efficient features, this well-placed home ticks all the right boxes!

- The big 635sqm corner block & sought-after lakeside location is yours to enjoy
- Neutral interiors tones compliment the modern fit-out in the kitchen
- The open-plan kitchen, living & dining area flows out to the inspiring outdoor entertaining
- Stylish kitchen features cast concrete bench tops, quality appliances & WIP
- Appliances include oven, gas cook top, D/W & large fridge cavity
- The gable-roofed alfresco area boasts wood fired pizza oven & BBQ area
- The separate sitting area is the perfect retreat, with views of the water & birdlife
- With an idyllic lake outlook, the master is an enviable retreat with WIR and en suite

**Price** : \$ 467,500  
**Land Size** : 635 sqm  
**View** : <https://www.bellarineproperty.com.au/2974933>



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Approx Area 156.7m<sup>2</sup>

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



**31 OAKDEAN BOULEVARD, OCEAN GROVE**

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