

**19 Asbury Street West Ocean Grove VIC**

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**The Feel:**

Make your coastal dreams a reality with this exciting redevelopment opportunity. A gently elevated 362smq (approx.) allotment offers the potential for water views from the second storey (STCA) of your dream home, while the quiet coastal setting is a lifestyle lover's paradise with world-class beaches, parklands and walking trails of the Barwon River and Blue Lake Reserve, and thriving retail & dining hub all within easy walking distance.

**The Facts:**

- 362sqm (approx.) allotment in sought-after central Old Ocean Grove
- Bring your dream home to life here (STCA)
- Current 1 bed, 1 bath, 1 car residence currently tenanted
- Gently elevated site offers leafy views (STCA)
- North-south orientation lends itself to capturing sunset vistas
- Walk or ride to Ocean Grove Primary, just 650m away
- Proximity to parklands & walking trails of the Barwon River & Blue Lake Reserve place natural attractions on your doorstep
- Easy walk to Ocean Grove main street retail & dining hub

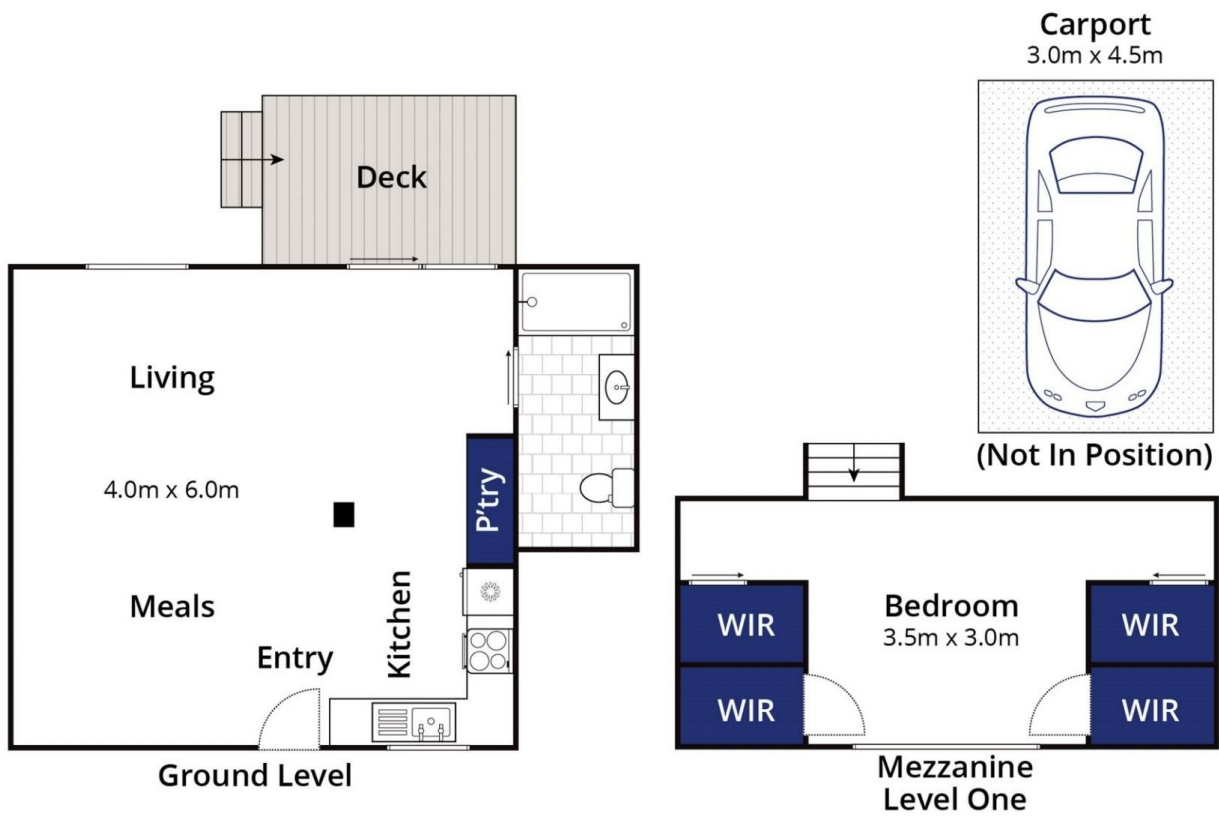
**Price** : \$ 840,000  
**Land Size** : 362 sqm  
**View** : <https://www.bellarineproperty.com.au/7034563>



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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.

**19 Asbury Street, Ocean Grove**

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