

# 19 Platypus Court, Ocean Grove, Vic 3226

## Sold House

Wednesday, 25 October 2023

19 Platypus Court, Ocean Grove, Vic 3226

Bedrooms: 4

Bathrooms: 1

Parkings: 1

Area: 632 m2

Type: House



Toby Lee

0448008900

**\$860,000**

The Feel: Offering unlimited potential for the visionary buyer and occupying a large 632sqm (approx.) allotment, this 4-bedroom home presents the ultimate opportunity to secure a premium site in the heart of Old Ocean Grove. Enjoying a north-facing aspect and presented in largely original condition, the existing home flaunts family-focused proportions that are ideal to live in or lease out while you plan the next exciting phase. Renovate and add your own contemporary flair, take advantage of the expansive allotment to create your dream coastal home, or explore the outstanding development potential (STCA).

The Facts: - Classic 4-bedroom home in a sought-after Old Ocean Grove location is perfectly poised for future success - Situated on a generous 632sqm (approx.) allotment with outstanding scope for a contemporary renovation or rebuild, while also presenting a superb development opportunity (STCA) - Character-filled existing home encased in lush gardens, highlighted by solid hardwood flooring & high ceilings - Spacious living & dining space is the central focal point of the home, opening through sliding doors to an undercover alfresco space - Adjoining kitchen presents an abundance of bench & storage space, complemented by a full suite of s/s appliances - 3-bedrooms feature BIRs & ceiling fans, while a 4th bedroom also functions effortlessly as a spacious home office - Plenty of space to discover outdoors including a north-facing undercover alfresco zone + fully fenced rear yard lined by established plantings - Ducted heating & electric a/c provide seasonal comfort - Ample off-street parking with a single garage + long in-line driveway behind a gated entry - Quiet court setting within footsteps of public transport & a short stroll to Blue Waters Lake - Close to schools, kinders, sporting grounds & parks for family-friendly living - Lifestyle excellence is on offer with the town centre retail & dining hub just 1km from your door - Central to the Bellarine Peninsula's coastal townships & key attractions - Proximity to Thacker Street for an easy 25min commute to Geelong CBD

The Owner Loves... "This is such a peaceful setting for relaxed family living. Whether indoors or out, there's always the beautiful chorus of birdsong in the air - you feel like you could be anywhere, yet every convenience is within easy reach."\*

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