

70 Eggleston Street, Ocean Grove, Vic 3226



House For Sale

Saturday, 29 June 2024

70 Eggleston Street, Ocean Grove, Vic 3226

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 640 m2

Type: House



Wayne Wrigley
0418727261



Liam Rock
0352582833

\$850,000 - \$900,000

Seize this exceptional opportunity to acquire a property in the coveted 'Old Grove' area of Ocean Grove. This substantial 640 sqm (approx.) block is a prime candidate for developers, builders, or renovation enthusiasts. The existing residence, a 1960s home in original condition, has been under single ownership since it was built, adding to its unique cultural history. The weatherboard house features three bedrooms, one bathroom with a separate toilet, and a single living area. Some solid hardwood floors are exposed and others hidden beneath the carpet. The kitchen, unchanged since the 1960s, includes a meals area and leads to a large laundry and access to the rear yard. This unmodified home is a solid starting point for those looking to embark on a substantial renovation project. Or, for those with a vision for new construction, the generous block size offers endless possibilities, including the development of a large single dwelling or potential townhouse builds. (STCA). Located in the heart of Ocean Grove, the property is in close proximity to world-class beaches, reputable schools, shops, and essential amenities. One of the first lots sold when the Agwyn Campsite for migrants was subdivided in the mid-20th century, this is a property steeped in history. This connection to Ocean Grove's multicultural past adds an intriguing layer to any future development, making it not just a project, but a part of the local narrative. This is not your typical family home—it's a rare opportunity to secure a piece of 'Old Grove' and transform it into something extraordinary. Whether you choose to renovate and preserve its remaining mid-century features or opt for a complete rebuild, the potential here is immense. Don't miss out on this unique chance to make your mark in one of Ocean Grove's most desirable areas.

- Exceptional opportunity for developers or reno-enthusiasts-
- Large 640 sqm (approx.) block presents flexible opportunities-
- Potential to renovate or knock-down and rebuild (STCA)-
- Original 1960s weatherboard home; three beds, one bath-
- Prime location close to beach, schools, shops and amenities-
- Historically significant location in 'Old Grove'