



**1080 Great Ocean Road BELLBRAE VIC**

**4** **2** **4**

Create your own world of natural abundance on a prime 26-acre Great Ocean Road estate. Boasting 2 separate residences, extensive orchards, vegetable gardens, dams and implement sheds this lifestyle property is bursting with potential.

The main residence consists of 4 bedrooms, 2 bathrooms, separate living spaces and a study. Vaulted ceilings, timber paneling, cosy nooks and original features combine to create a timeless relaxed charm. The centrally located kitchen is at the heart of the home and is perfect for entertaining guests gathered around the timber topped breakfast bar.

The minor dwelling is a spacious and modern two-bedroom home currently offering great rental returns. Tucked away with a separate entrance, you will reap the rewards and

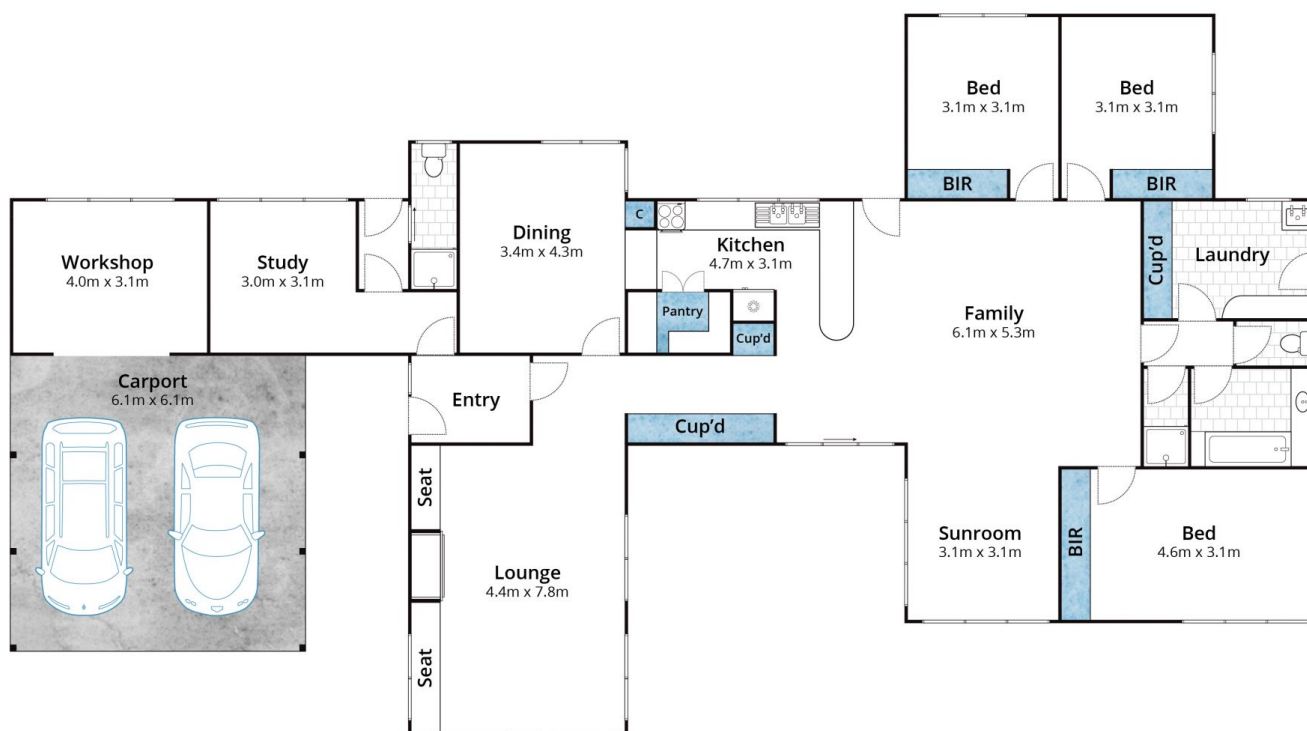
**Type** : Rural  
**Land Size** : 10.85 ha  
**View** : <https://www.greatoceanproperties.com.au/4166407>



**Marty Maher**  
**0352200000**

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



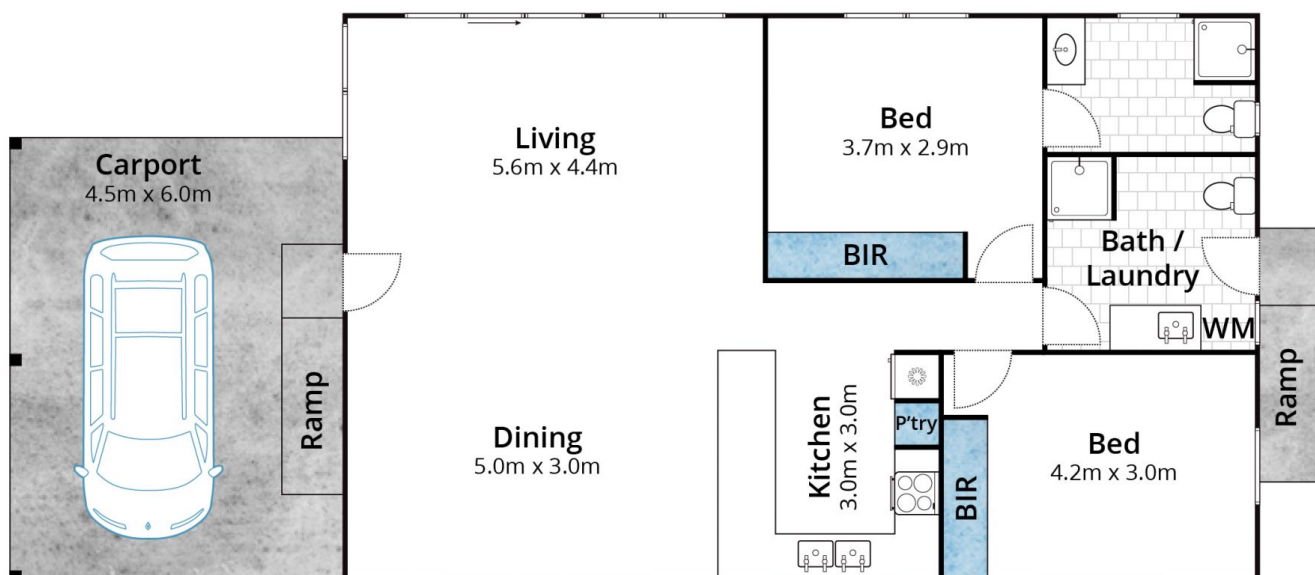


Approx. Area 204m<sup>2</sup>

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

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Approx. Area 92m<sup>2</sup>

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