



## 81 Great Ocean Road APOLLO BAY VIC

3 1 2

Prime Apollo Bay retail commercial freehold, 895 sq metres with 20m of Great Ocean Road frontage. Positioned directly across from the foreshore and the sea. Currently underutilized rear area and rented storage sheds with rear access from Moore Street. Visit Victoria figures estimate over 7 million visitors travel the Great Ocean Road each year. Apollo Bay is the layover village for visitors travelling out to attractions, with many staying two or more nights. Large year-round International visitor especially Chinese growth adds to the interstate and intrastate travellers who visit year-round. Ripe for development, this prime Great Ocean Road with expansive 20 metre frontage is suited for development of mixed retail, residential and commercial enterprises.

<b>Type</b>	: House
<b>Price</b>	: \$ 1,700,000
<b>Building Size</b>	: 1 sqm
<b>Land Size</b>	: 880 sqm
<b>View</b>	: <a href="https://www.greatoceanproperties.com.au/3766482">https://www.greatoceanproperties.com.au/3766482</a>



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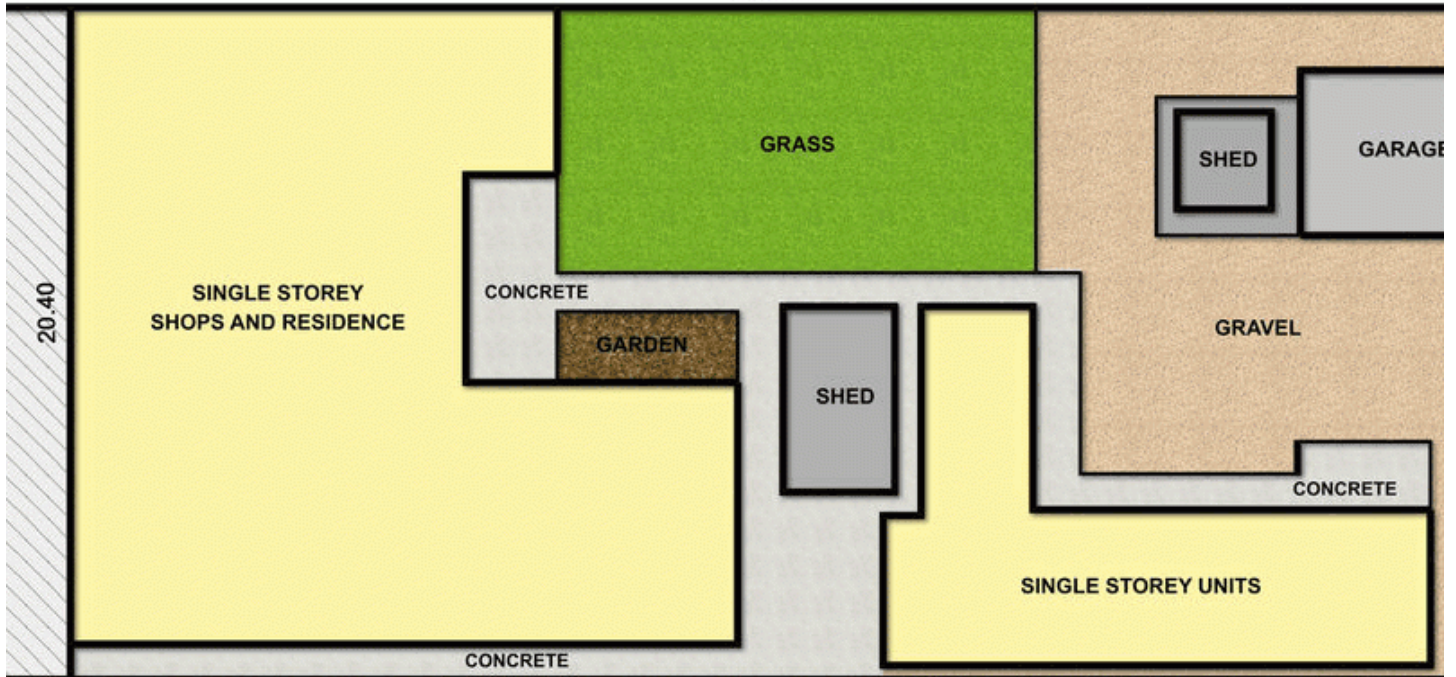
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03 52377 366

# FREEHOLD SITE PLAN: 880 m<sup>2</sup>

44.16



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Whilst every attempt has been made to ensure the accuracy of the floor plan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

