



11 Great Ocean Road Apollo Bay, VIC



## INVESTOR-DEVELOPER OPPORTUNITY

This two lot subdivision offers the new purchasers multiple options.

The two sites, Lot 1- 302m<sup>2</sup> & Lot 2- 304m<sup>2</sup>, are crying out for a redevelopment for single/double residential development. All offering excellent ocean views, this address offers an easy walk to the cafes & restaurants of Apollo Bay, an iron chip away from the Golf Course, and a short stroll to fill the fridge with fresh Crays & seafood at the acclaimed Apollo Bay Harbour, or for boating enthusiasts, launch and head out for your own catch!

There are two current modest, single level units, both with periodic tenants with income of \$520 per week, each offering 1 bedroom, 1 bathroom & open living.

**Price:** \$872,000

**Darren Brimacombe**  
0418 317 424

**Kirsten Body**  
0457 899 941



Model every effort has been made to ensure the accuracy of the floor plan, however, it is not a guarantee of accuracy. The floor plan is a guide only and should not be used as a basis for any decision. The floor plan is a guide only and should not be used as a basis for any decision. The floor plan is a guide only and should not be used as a basis for any decision.