



197 Great Ocean Road Apollo Bay, VIC

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## MERE FOOTSTEPS TO THE SAND AND SURF

197 Great Ocean Road is perfectly positioned close to all that Apollo Bay has to offer, it presents an exceptional opportunity to secure an original beachside home, ready to be enjoyed as is, or a rare chance to craft the ultimate trophy home subject to planning approval.

Commanding a secure position in the highly sort after golden strip, this three-bedroom classic family residence offers a front row seat to exquisite views over the beach, spanning the ocean's horizon towards a backdrop of the Apollo Bay Harbour in one direction and Cape Patton in the other direction.

A 500m stroll takes you down the road to the cafes and restaurants and 30 meters takes you from the front doorstep to feet in the sand and access to one of the top 4 beaches in Australia. The location is simply superb.

**Price:**

Contact Agent

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DISCLAIMER: PLEASE NOTE PLANS ARE INDICATIVE ONLY AND NOT DRAWN TO EXACT SCALE. ALL DIMENSIONS ARE APPROXIMATE.  
POTENTIAL BUYERS SHOULD VIEW THE PROPERTY IN PERSON.