

Spring Show Off Competition

Terms and Conditions

Promoter	Armstrong Real Estate & Oslo Property, part of Geelong Property Hub Pty Ltd (ABN: 68 648 751 848), 478 Torquay Road, Armstrong Creek VIC 3217
Competition name	Spring Show Off 2026
Competition period	1 October – 19 November 2026
Winners	Announced at 13:00, 20 November 2026
Enquiries	enquiry@geelongpropertyhub.com.au (03) 5292 2078

1. Promoter

1.1. Spring Show Off 2026 is promoted by Geelong Property Hub Pty Ltd (ABN 68 648 751 848) through Armstrong Real Estate and Oslo Property (“the Promoter”).

1.2. The competition is being conducted across six areas: Armstrong Creek, Mount Duneed, Charlemont, Geelong, Bellarine and Surf Coast.

1.3. Enquiries regarding the competition can be directed to enquiry@geelongpropertyhub.com.au or (03) 5292 2078.

2. Competition Period

2.1. Property registrations open on 1 October 2026.

2.2. Registrations close on 15 October 2026, or earlier for an individual area once its maximum of 32 eligible entries has been reached.

2.3. Community voting opens on 22 October 2026 and closes on 19 November 2026 at [TIME TO CONFIRM] AEDT.

2.4. Winners are scheduled to be announced on 20 November 2026.

3. Eligibility to Enter a Property

- 3.1. Entry is free, and no purchase is necessary.
 - 3.2. Entrants must currently reside at the residential property they are entering.
 - 3.3. Both owner-occupiers and tenants may enter, provided they currently live at the property.
 - 3.4. Property owners or rental providers who do not live at the property are not eligible to enter that property.
 - 3.5. Only one entry per residential property is permitted.
 - 3.6. Entrants must be aged 18 years or over.
 - 3.7. Employees of Geelong Property Hub Pty Ltd, Armstrong Real Estate and Oslo Property, and their immediate family members, are not eligible to enter.
 - 3.8. The Promoter may request information reasonably required to verify an entrant's eligibility or residency.
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4. Entry Limits

- 4.1. A maximum of 32 eligible properties per area may participate.
 - 4.2. The six competition areas are Armstrong Creek, Mount Duneed, Charlemont, Geelong, Bellarine and Surf Coast.
 - 4.3. This allows for a maximum of 192 participating properties across the competition.
 - 4.4. Places are allocated in the order that eligible and complete registrations are received.
 - 4.5. Registration for an individual area may close before 15 October if its allocation of 32 entries is reached.
 - 4.6. Submitting a registration form does not guarantee a place. An entry is confirmed once the Promoter has checked eligibility and availability within the relevant area.
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5. How to Enter

- 5.1. Eligible residents must complete the Spring Show Off registration form and provide all information requested.

5.2. Entries containing incomplete, inaccurate or misleading information may be rejected.

5.3. Once an entry has been accepted, the Promoter will allocate the property a unique Spring Show Off sign number.

5.4. A member of the Armstrong Real Estate or Oslo Property team will visit participating properties between 19 and 21 October 2026 to deliver or place the competition sign and photograph the front yard.

5.5. Entrants must provide reasonable access to the front yard from the public-facing exterior of the property for this purpose.

5.6. Entrants are asked to keep their Spring Show Off sign displayed throughout the voting period.

6. Photography and Use of Images

6.1. By entering, participants consent to the Promoter photographing the front yard for the purpose of administering and promoting Spring Show Off.

6.2. Competition photographs may be used on the Spring Show Off voting form, Armstrong Real Estate and Oslo Property websites, social media, email communications and other campaign materials.

6.3. Properties will be identified in the public voting form by their competition sign number, rather than their street address.

6.4. The Promoter will take reasonable steps not to publish property addresses or visible house numbers as part of the competition photography.

7. Winner Categories

7.1. There are two property winner categories in each of the six areas:

- Community Vote – one property in each area will be selected based on eligible public votes.
- Judges' Choice – one property in each area will be selected by the competition judging panel.

7.2. There will therefore be 12 property winners in total: six Community Vote winners and six Judges' Choice winners.

7.3. A property may win both categories.

8. Community Vote

8.1. Members of the public may vote through the official Spring Show Off voting form during the voting period.

8.2. Voters select the area they wish to vote in and then select one participating property within that area.

8.3. Property entries will be displayed by sign number rather than street address.

8.4. The Community Vote winner in each area will be the eligible property receiving the highest number of valid votes.

8.5. Only one vote per person per area is permitted. Where multiple votes are submitted by the same person for the same area, only the first valid vote will be counted. The Promoter may remove duplicate, automated, fraudulent or otherwise invalid votes.

8.6. The Promoter reserves the right to exclude duplicate, automated, fraudulent, manipulated or otherwise invalid votes.

8.7. If two or more properties receive the same highest number of eligible Community Votes within an area, the tied entries will be referred to the judging panel. The panel will select the Community Vote winner from the tied entries based on overall visual impact of the front yard. The judging panel's decision will be final.

9. Judges' Choice

9.1. Judges' Choice will be determined separately from the Community Vote.

9.2. Eligible gardens will be assessed against the following criteria:

- overall visual impact;
- use of colour and planting;
- presentation and maintenance;
- creativity and personality; and
- balance and cohesion.

9.3. Each criterion is scored out of five, for a maximum score of 25.

9.4. The highest-scoring eligible garden in each area will be the Judges' Choice winner.

9.5. If there is a tie, the property with the higher Overall Visual Impact score will win. If the entries remain tied, the judging panel will determine the winner.

9.6. Community Vote totals will not be provided to the judging panel before Judges' Choice judging is completed.

10. Property Prizes

10.1. There are two property prize categories in each of the six competition areas: Community Vote and Judges' Choice.

10.2. Each Community Vote winner will receive prizes valued at a minimum of \$300.

10.3. Each Judges' Choice winner will receive prizes valued at a minimum of \$300.

10.4. Prize packs may include items, vouchers, products or services provided by Armstrong Real Estate, Oslo Property and participating competition sponsors.

10.5. The final contents and value of individual prize packs may vary between competition areas and categories. Each prize pack will have a minimum total value of \$300.

10.6. Prize details may be updated or announced during the competition as sponsors and prize contributions are confirmed.

10.7. All prize values are stated in Australian dollars and are based on the recommended retail value or value advised by the relevant prize supplier at the time the prize is confirmed.

10.8. Prizes are not transferable or exchangeable and, unless expressly stated otherwise, cannot be redeemed for cash.

10.9. If a prize or part of a prize becomes unavailable due to circumstances outside the Promoter's reasonable control, the Promoter may substitute it with another prize of equal or greater value, subject to applicable law.

10.10. Winners are responsible for any costs associated with claiming or using a prize that are not expressly included as part of the prize.

10.11. Winners will be contacted using the details provided through the competition entry form and will be given instructions for collecting or receiving their prize.

11. Voter Prize

11.1. Eligible voters will have the opportunity to enter the voter prize draw.

11.2. There is one \$100 Gift Card available in each of the six competition areas, for a total of six voter prizes.

12. Winner Notification and Publication

12.1. Property winners and voter prize winners will be contacted using the details supplied to the Promoter.

12.2. Winners are scheduled to be announced on 20 November 2026 through Armstrong Real Estate and/or Oslo Property communications and social media channels.

12.3. By accepting a prize, a winner consents to their first name, competition sign number, area and/or competition photograph being used for reasonable winner-announcement and promotional purposes.

13. Entry and Voting Integrity

13.1. The Promoter reserves the right to verify registrations, votes and voter prize entries.

13.2. The Promoter may disqualify an entry or vote that:

- does not comply with these Terms & Conditions;
- contains false or misleading information;
- is duplicated contrary to the competition rules;
- appears to have been generated automatically;
- has been manipulated or submitted fraudulently; or
- otherwise unfairly interferes with the competition.

13.3. The Promoter's reasonable determination regarding eligibility, voting validity and competition administration will be final.

14. Changes, Cancellation and Technical Issues

14.1. The Promoter may modify, suspend, postpone or cancel the competition where circumstances outside its reasonable control make this necessary, subject to applicable law.

14.2. The Promoter is not responsible for entries or votes that are late, incomplete, incorrectly submitted or not received because of technical or communications issues outside its reasonable control.

15. Privacy

15.1. Personal information collected through Spring Show Off may include names, contact details, property address, entry details and voting information.

15.2. This information may be used by Geelong Property Hub Pty Ltd, Armstrong Real Estate and Oslo Property to administer the competition, confirm eligibility, contact participants and winners, arrange prizes and communicate about Spring Show Off.

15.3. Personal and property information may also be used to contact participants about their property and relevant real estate services, including property appraisals and market information.

15.4. Personal information may be shared with service providers or competition partners where reasonably required to administer the competition or provide prizes.

15.5. Personal information will be handled in accordance with applicable privacy laws and Geelong Property Hub Pty Ltd's Privacy Policy.

15.6. Participants may opt out of future marketing communications at any time, or request access to or correction of their personal information, by contacting enquiry@geelongpropertyhub.com.au or (03) 5292 2078.

16. Social Media

16.1. Spring Show Off may be promoted through Facebook, Instagram and other social media platforms.

16.2. The competition is not sponsored, endorsed, administered by or associated with Meta Platforms, Inc., Facebook or Instagram.

16.3. Questions or complaints regarding the competition should be directed to the Promoter rather than any social media platform.

16.4. Participants release the relevant social media platforms from liability associated with the administration of this promotion to the extent permitted by law.

17. General

17.1. By registering a property or submitting a vote, participants agree to comply with the applicable provisions of these Terms & Conditions.

17.2. Nothing in these Terms & Conditions excludes any rights that cannot lawfully be excluded under Australian law.

17.3. The competition is governed by the laws of Victoria, Australia.