

FOR LEASE – FLEX SPACE | 2 Suites
Office/Warehouse
949 Carl Vinson Parkway | Centerville, GA



Summary

Area Info

Photos

Floor Plans

Aerial



LEASE PRICE: \$3,700/month Modified Gross
(includes utilities, taxes, and insurance)

CONTACT

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PROPERTY INFORMATION

BUILDING

Property Address: 949 Carl Vinson Parkway
Centerville, GA 31028

County: Houston

Total Size: 7500 SF

Available: Two Separate Suites 3,750 SF

Additional Space: 2,000 SF exterior building
(coming soon)

Utilities: All Available

Parking: Paved lot

Year Built: 1975, 1989

Roll up Doors: One per Suite

SITE

Site Size: 0.88 AC

Parcel ID: 0C0130 043000


Zoning: M-1, Wholesale & Light Industrial

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Demographics 2024	1 Mile	3 Miles	5 Miles
Population	6,688	48,887	94,726
Avg HH Income	\$83,417	\$76,447	\$85,642
Median Age	38.1	35.8	35.6

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DESCRIPTION

Located on Carl Vinson Parkway in Centerville, this versatile property offers two spacious 3,750 SF flex suites ideal for a range of business uses. Each suite includes a combination of office space, warehouse area, private restrooms, and a dedicated conference room. Both suites are equipped with their own roll-up door for easy loading and logistics.

An additional 2,000 SF exterior building is currently in development, offering even more potential for expansion or specialized use.

With paved parking and full utility access, this property is well-positioned for businesses seeking functional, adaptable space in a central location.

LOCATION

Strategically located on Carl Vinson Parkway in Centerville, GA, this property sits in the heart of Houston County—just minutes from Warner Robins and Robins Air Force Base. Carl Vinson Parkway is a major thoroughfare with strong traffic visibility and convenient access to key routes including Watson Boulevard, Highway 247, and Interstate 75.

Surrounded by a mix of commercial, retail, and residential developments, this location offers excellent accessibility for employees, clients, and deliveries. The property is positioned in a growing area with nearby amenities such as restaurants, shopping centers, banks, and service providers—making it ideal for businesses seeking a high-traffic, centrally located operational base in Middle Georgia.

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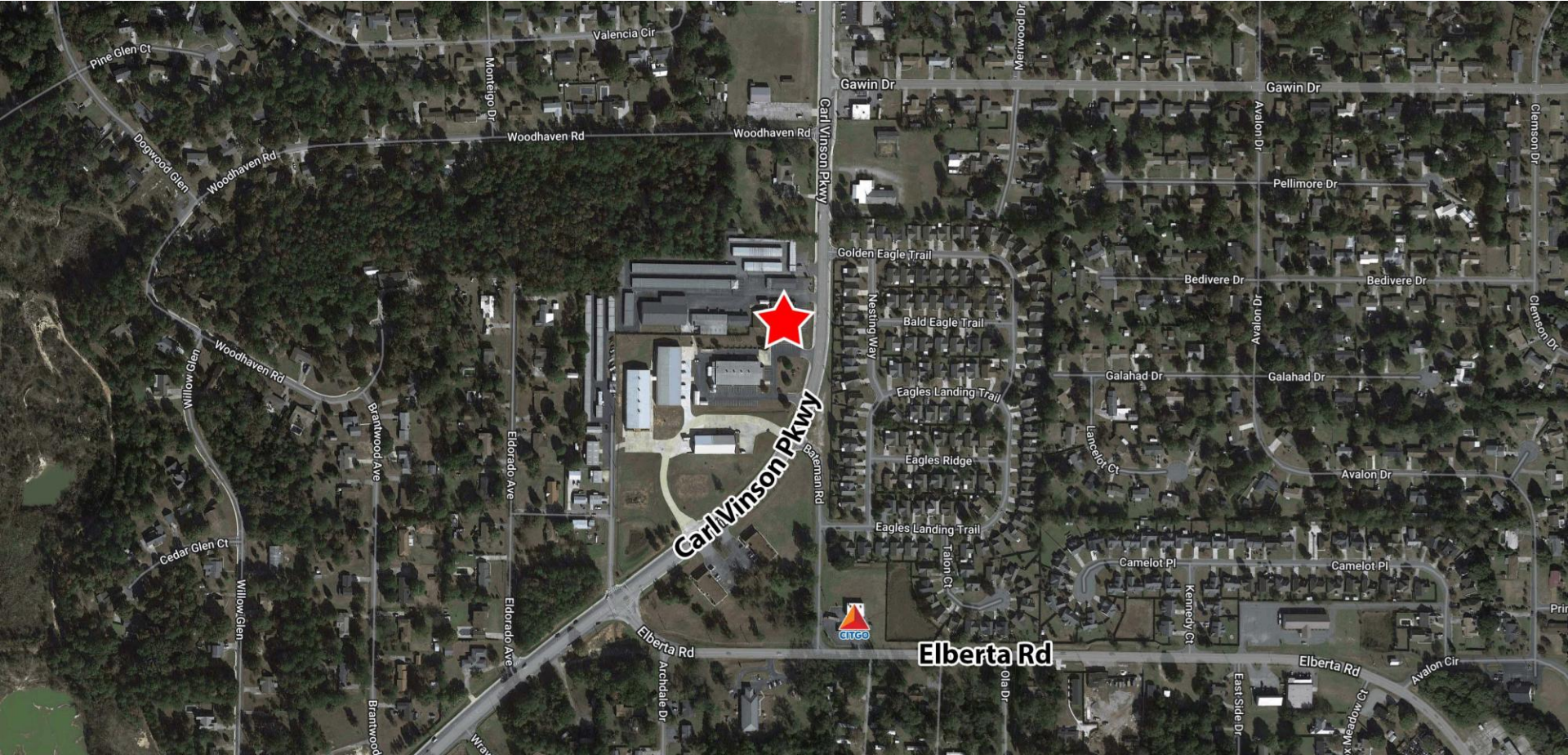
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