

OFFICE BUILDING SUITES FOR LEASE

341 Margie Drive
Warner Robins, GA 31088



Summary

Area Info

Floor Plan

Aerial

Site Map



Lease Price:

First Floor: \$2,000/Month Modified Gross | Executive Offices: \$550 - \$650/Month Gross
(Tenant pays own electricity)

CONTACT

Kate Carman
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151 S Houston Lake Road, Ste 140
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PROPERTY INFORMATION

BUILDING

Property Address:	341 Margie Drive Warner Robins, GA 31088
County:	Houston
Year Built:	2004
Available:	1st Floor - two (2) 1,500 SF Suites 2nd Floor - Executive Offices
Utilities:	All available
Parking:	Paved, onsite
Traffic Count:	28,400 VPD - Watson Blvd 7,910 VPD - Osigian Blvd

SITE

Site Size:	0.34 Acres
Parcel ID:	0W78D0 262000
Zoning:	C-2

Demographics 2025	1 Mile	3 Miles	5 Miles
Population	5,505	50,672	114,896
Avg HH Income	\$83,696	\$94,635	\$95,885
Median Age	37.3	36.5	36.0

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Professional office offering private offices, conference room, restroom, and breakroom is now available for lease.

The building is 3,847 SF. The two (2) downstairs suites are 1,500 SF each. Suite 100 has a large conference room with three (3) offices. Suite 200 offers four (4) private offices. Executive offices are available upstairs.

Located on Margie Drive in the Advanced Technology Park. Businesses in the area include medical and professional offices, retail, and restaurants.



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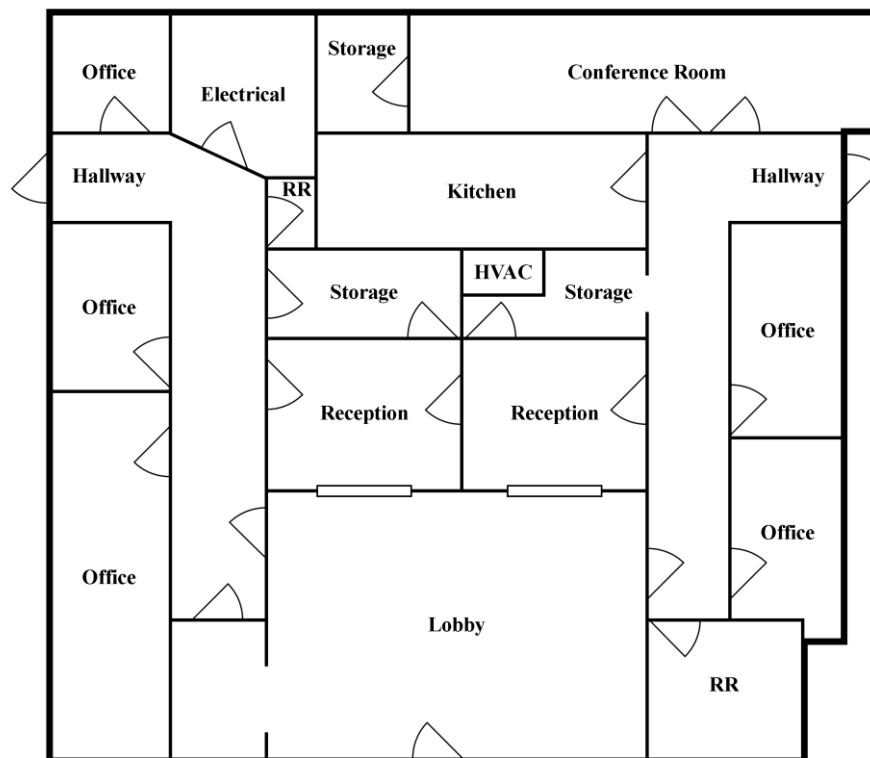
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FIRST FLOOR



*All measurements and all calculations of area are approximate, may not be to scale, and are not guaranteed

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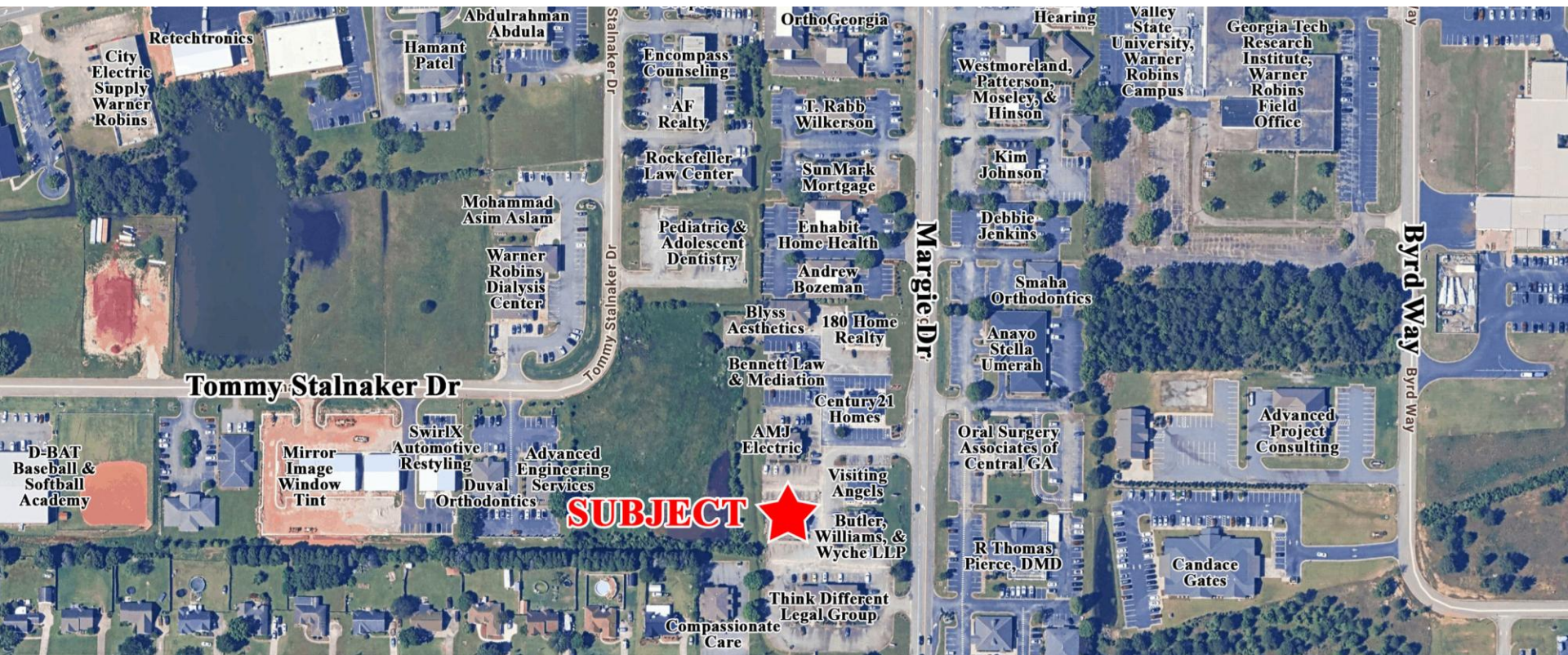
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