

FOR LEASE

**151 South Houston Lake Rd
Warner Robins, GA 31088**



Summary

Area Info

Aerial

Floor Plan



LEASE PRICE: \$16.00/PSF BASE
(Plus \$4.39/PSF Estimated CT&I)

CONTACT

Ginny Wyatt, CCIM
Associate Broker
478-397-2233 Cell
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151 S Houston Lake Road, Suite 140
Warner Robins, Georgia 31088
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This information is from resources deemed to be reliable and is subject to change without notice. No warranties or guarantees for accuracy are made by Fickling and Company.

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PROPERTY INFORMATION

BUILDING

Property Address: 151 South Houston Lake Road
Warner Robins, GA 31088

County: Houston

Year Built: 1986

Total Size: 24,108 SF

Available: Suite 100 : 2,144 SF
End Cap

Utilities: All available

Parking: Available in front and rear of
building, shared with other tenants

Traffic Count: 21,955 on Houston Lake Road
28,306 on Watson Boulevard

SITE

Site Size: 2.57 AC

Parcel ID: 0W78D0

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Demographics 2025	1 Mile	3 Miles	5 Miles
Population	5,920	53,624	117,045
Avg HH Income	\$78,181	\$92,609	\$93,606
Median Age	36.6	36.6	35.8

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NOTES

Professional office available - endcap. Suite 100 is 2,144 SF and floorplan consist of two offices, a conference room, large open area, and 2 restrooms.

LOCATION

Located on South Houston Lake Road in a high traffic corridor, this building is situated in a busy retail and professional area. Property is less than 6 miles from Robins Air Force Base. Some surrounding neighbors include Dorsey & Associates Accounting, S & K Aerospace, Georgia Spine & Orthopedics, Synovus Bank, Edge Fitness, Target, Academy Sports, Longhorn Steakhouse, Cheddar's, Fairfield Inn & Suites, Candlewood Suites, and many more.



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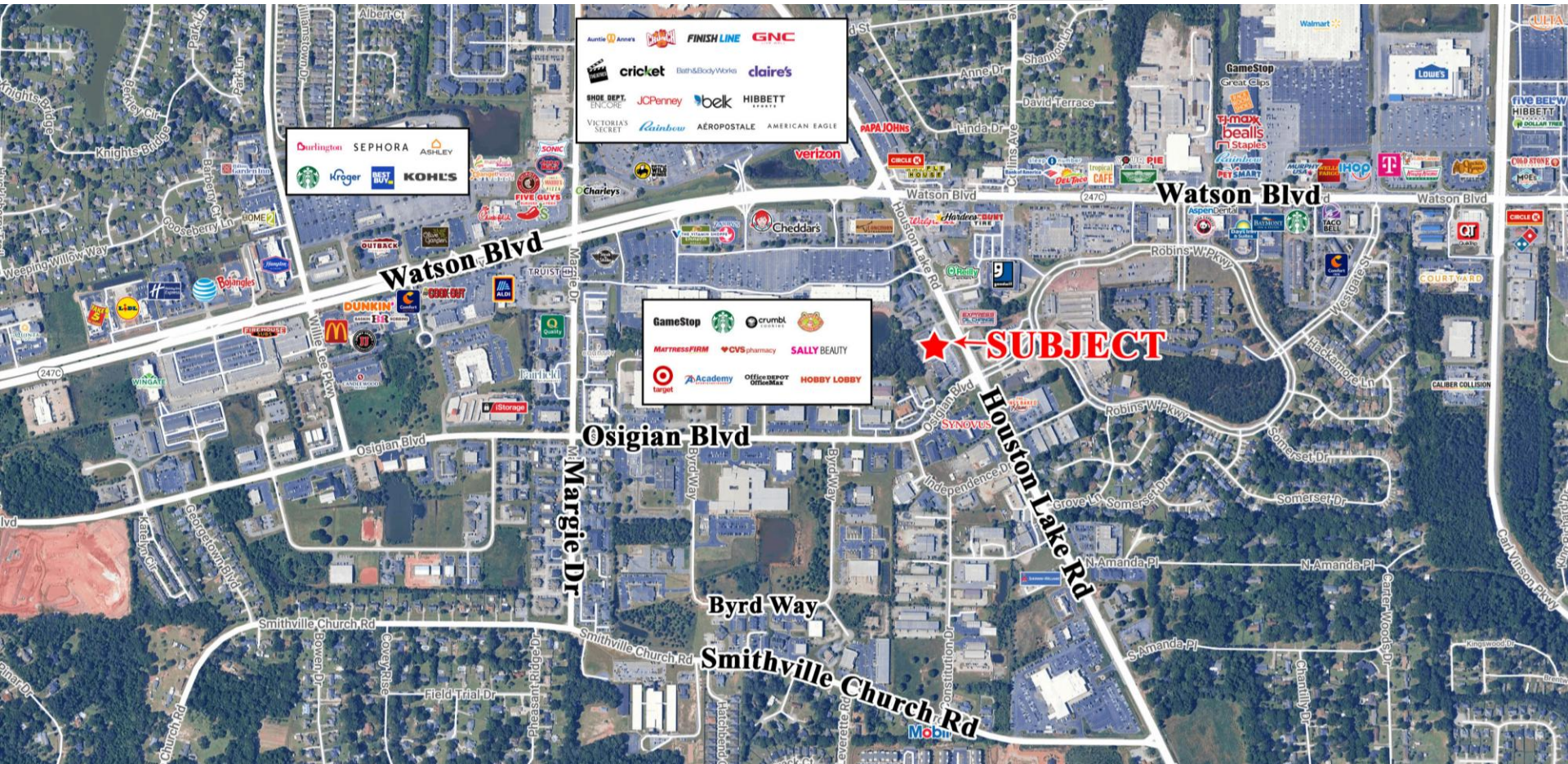


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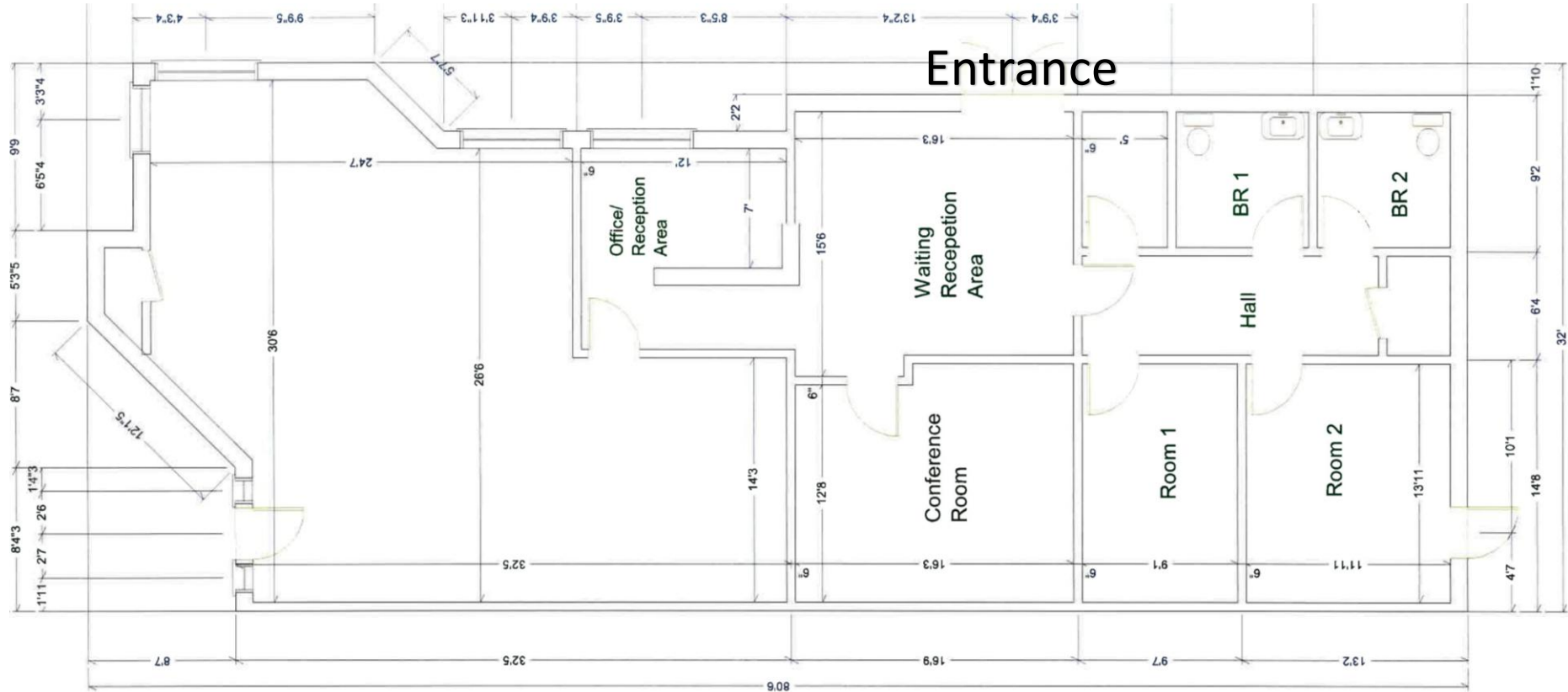
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