

OFFICE BUILDING AVAILABLE FOR SUBLEASE

300 Margie Drive
Warner Robins, GA 31088



Summary

Area Info

Floor Plan & Photos

Aerial

Site Map



Lease Rate: \$19.65/SF NNN

CONTACT

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PROPERTY INFORMATION

BUILDING

Property Address: 300 Margie Drive
Warner Robins, GA 31088

County: Houston

Year Built: 1999

Available: 4,352 SF

Utilities: All available

Parking: Paved, onsite

Traffic Count: Watson Blvd - 30,800 VPD
Osigan Blvd - 7,940 VPD

SITE

Site Size: 0.52 Acres

Parcel ID: 0W78D0 091000

Zoning: C-2

Demographics 2025	1 Mile	3 Miles	5 Miles
Population	6,347	50,465	114,818
Avg HH Income	\$83,530	\$95,193	\$95,554
Median Age	37.6	36.8	36.1

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Well-positioned commercial property in the heart of Warner Robins Advance Technology Park offering excellent accessibility and visibility. Located just minutes from major thoroughfares like Watson Boulevard and South Houston Lake Road, and approximately 6 miles from Robins Air Force Base, this property is ideal for a variety of business uses including office, service, or medical.

The site features ample parking, easy ingress/egress, and a functional layout designed to support efficient daily operations. Interior spaces can accommodate administrative offices, client-facing areas, or workspace configurations, making it adaptable to multiple business needs.

Layout provides 16 private offices, three restrooms (including two executive offices with shared executive restroom), large conference room with presentation and refreshment areas, separate break room, and multiple open spaces conducive to cooperative workspace.

Surrounded by professional office users including medical and contracting specialists for RAFB with close proximity to retail and restaurants.



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