

Office Suite Available For Lease
151 South Houston Lake Road, Suite 120
Warner Robins, GA 31088



Summary

Area Info

Floor Plan

Aerial

Site Map

**AVAILABLE
SUITE 120
2,140± SF**

**VEIN SPECIALISTS
OF THE SOUTH**

**FICKLING
&
COMPANY**

CONTACT

Ginny Wyatt, CCIM
Associate Broker
478-397-2233 Cell
478-971-8000 Office
gwyatt@fickling.com



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<https://commercial.fickling.com>

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PROPERTY INFORMATION

BUILDING

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

Year Built: 1986

Total Size: 24,108 SF

Available: **Suite 120 - 2,140± SF**

Utilities: All available

Parking: Paved, onsite

Traffic Count: S Houston Lake Rd - 29,700 VPD
Watson Boulevard - 30,800 VPD

SITE

Site Size: 2.57 Acres

Parcel ID: 0W78D0 013000

County: Houston

Demographics 2025	1 Mile	3 Miles	5 Miles
Population	5,816	53,999	116,915
Avg HH Income	\$78,747	\$93,598	\$94,366
Median Age	36.9	36.8	36.0

LEASE PRICE: \$16.00/SF NNN (CTI est. \$4.39/SF)

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AREA INFORMATION

PROPERTY

Suite 120 is 2,140± SF of professional office space, with reception, twelve (12) offices, and two (2) restrooms.

Parking is available in front and rear of building, and is shared with other tenants. All utilities available to site.

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. 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 retail, restaurant, and office establishments.



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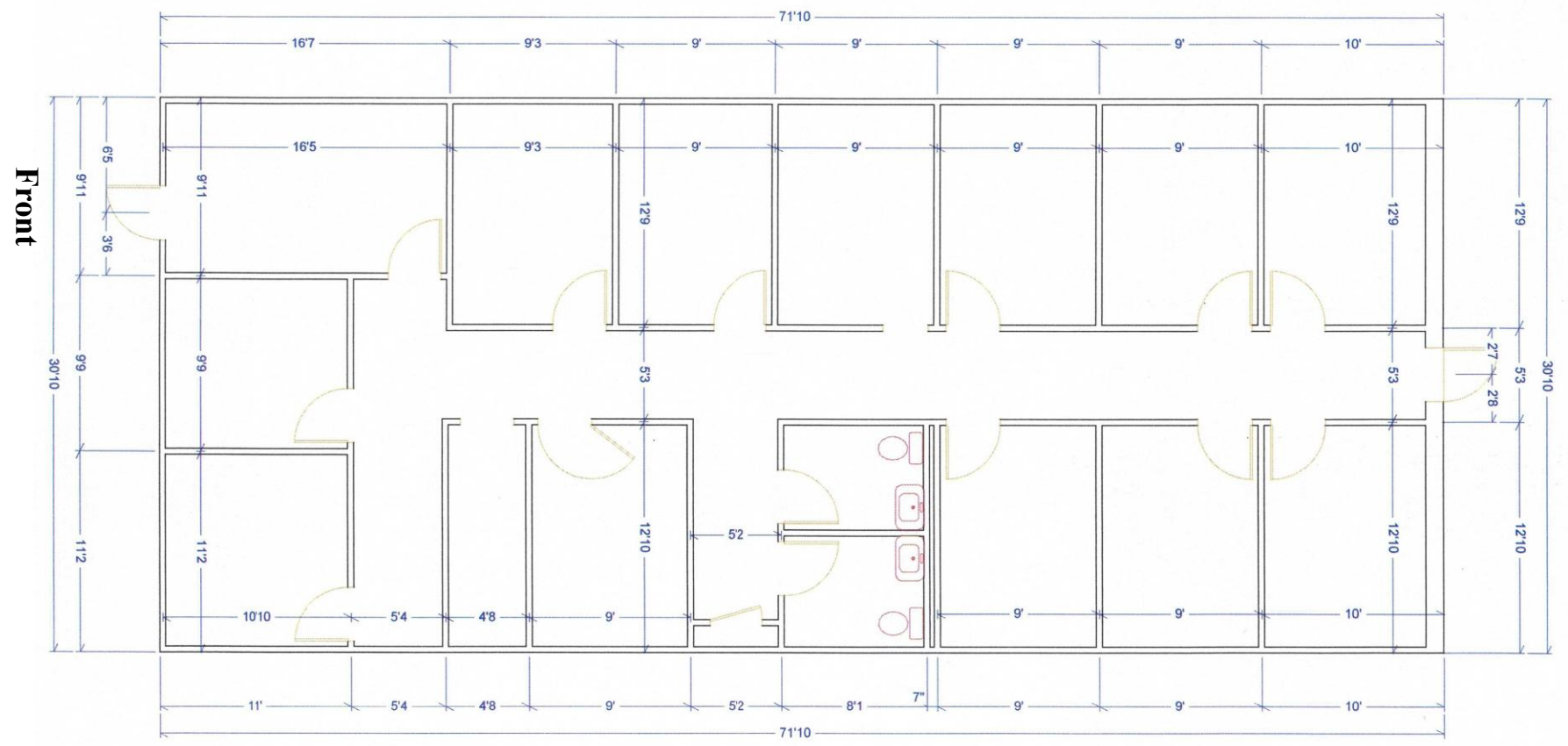
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*All measurements and all calculations of area are approximate and not guaranteed

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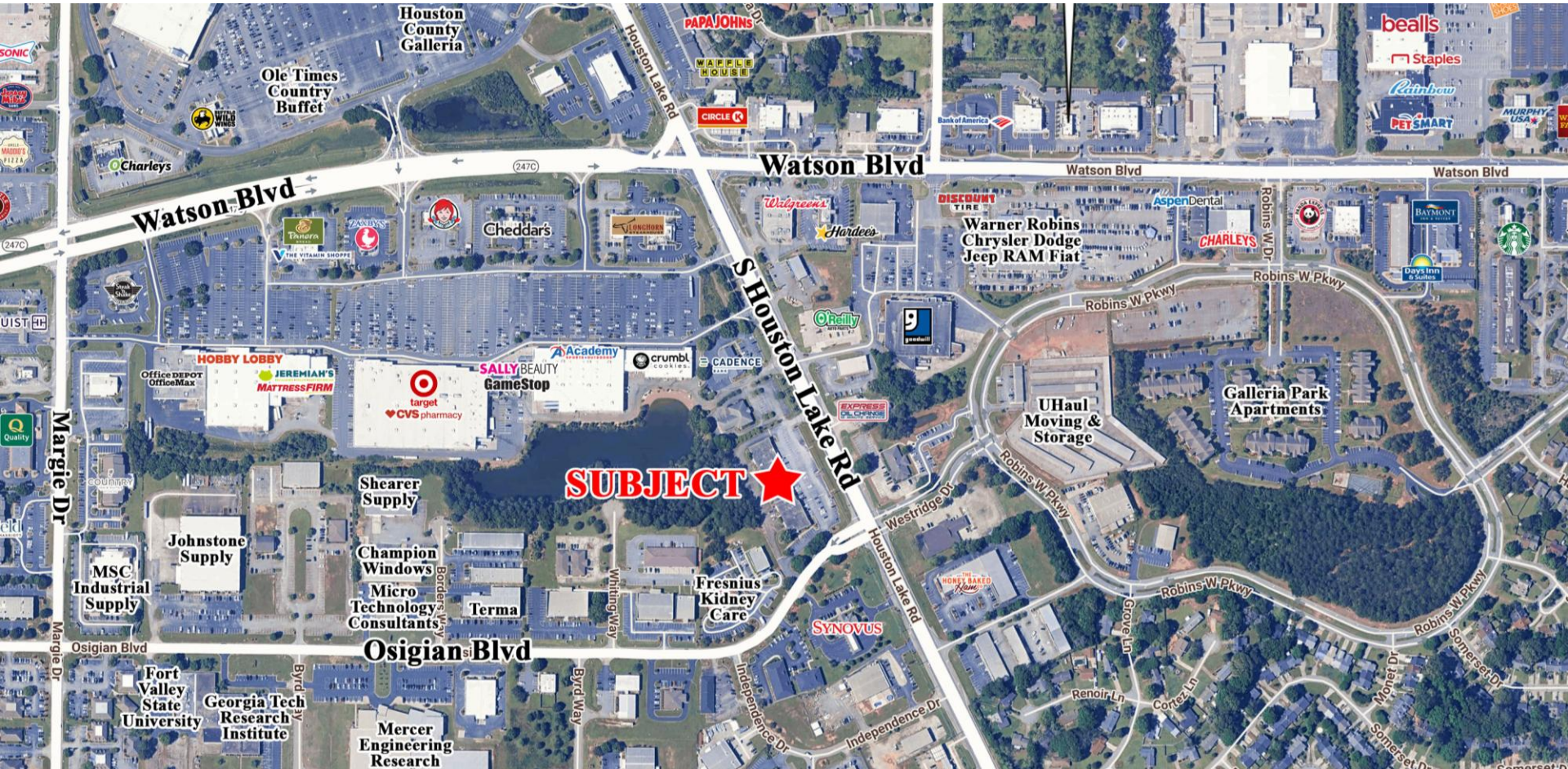
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