

1011 North Houston Road  
Warner Robins, GA 31093  
Houston County

**\$157,000**  
**OFFICE | FOR SALE OR LEASE**



Excellent opportunity to take advantage of the benefits of owning vs. leasing!

- ±2,272 SF office
- Built 1980 (Remodeled 1983)
- Zoned C-2 (Commercial)
- Building features reception area, accounting office, waiting room, seven (7) offices, two (2) break rooms, two (2) bathrooms, and two (2) storage areas.
- Includes electric water heater, HVAC with electronic air cleaner, central vacuum, and security system
- Large lined parking lot
- 2019 Property Taxes - \$1,475.69
- Located between Dunbar Road and Elberta Road
- Convenient to Houston County Medical Center and across from the new City of Warner Robins Sports Complex
- Traffic Count (GDOT 2018 published data estimate):
  - North Houston Road – 7,710 vpd



4124 Arkwright Road, Suite 1, Macon, GA 31210 | (478) 750-7507 | Fax (478) 750-9002 | [www.thesummitgroupmacon.com](http://www.thesummitgroupmacon.com)

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