

LEASE

INTERNATIONAL SQUARE SHOPPING CENTER WATSON BOULEVARD, WARNER ROBINS, HOUSTON COUNTY GA 31093



**BELOW MARKET RENTS
CONTACT AGENT FOR DETAILS**

LOCATION OVERVIEW

- High traffic area on Watson Boulevard
- 1/4 mile from Houston Medical Center
- 3 miles from Robins Air Force Base
- Convenient to Interstate 75
- Zoned C2

PROPERTY OVERVIEW

- Suites Available:
 - 1835: 7,165± SF
 - 1843: 2,200± SF
 - 1855: 5,000± SF
 - 1857: 5,000± SF
- AVG Daily Traffic Count: 27,800± VPD
- Plentiful parking
- Current Tenants: Abundant Grace Church, Antique Mall, Hollywood Nails, Discount Furniture & Linen, Powers Dance Studio, Buddy's Home Furnishings, Hospice Thrift Store, Mexican Restaurant & Grocery Store
- Roses Department Store Coming soon

HAL HARPER, CCIM
478.951.3991 Cell
hharper@cbcworldwide.com



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DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2024 Population	8,253	60,569	105,825
2024 Households	3,340	24,723	41,914
2024 AVG Household Income	\$82,979	\$73,013	\$87,102