Introducing DistrictWest

A **Bold New Vision** for **West Houston**

RETAIL • RESTAURANT • ENTERTAINMENT • OFFICE • MEDICAL

DISTRICT WEST

A NEW DEVELOPMENT IN WEST HOUSTON BY FERGUSON FAMILY PARTNERS

Introducing District West...

A **Bold New Vision** for **West** Houston

Paloma Court

A collection of distinctive, upscale restaurants paired with complementary retailers, moored by a central plaza.

Paloma Court

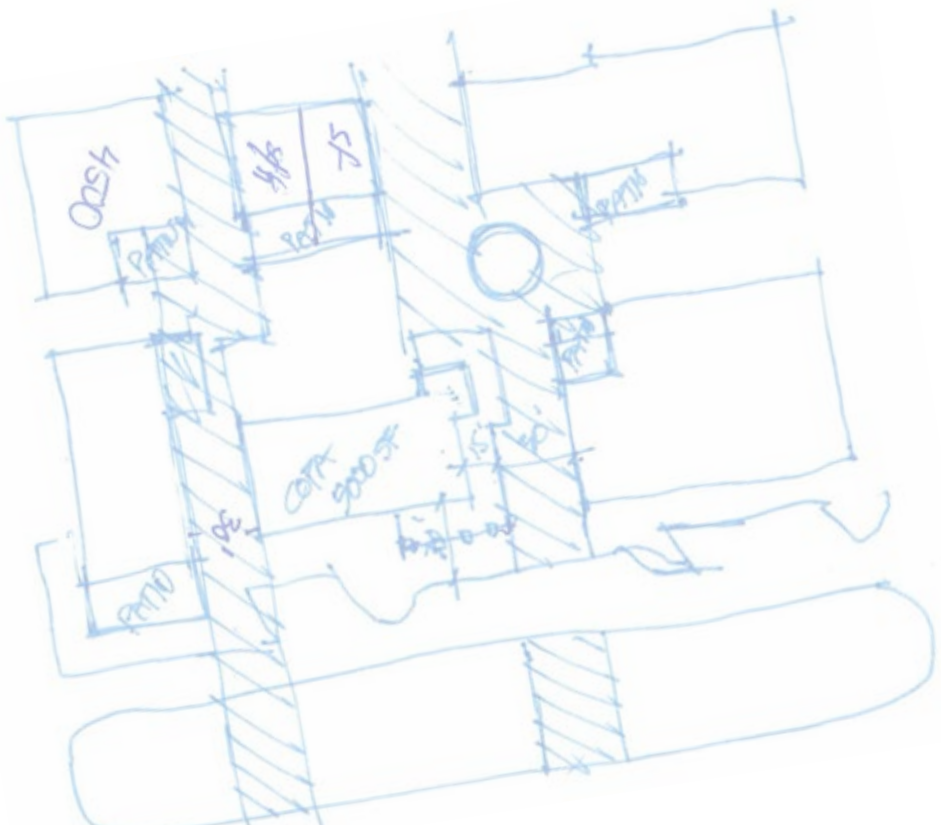
District West's most exclusive address...

For centuries, an array of avian adventurers flocked to the flatlands and wetlands of what is now Katy, Texas to seek sanctuary and nourishment. Noblest of these was the graceful dove, known in literature and lore as "La Paloma" and universally regarded as a symbol of peace and new beginnings.

A stone's throw from this traditional gathering place, at the epicenter of District West, sits Paloma Court: a collection of distinctive, upscale restaurants paired with complementary retailers, moored by a central plaza.

It is here that patrons of District West will find respite as they enjoy the tempting hospitality of some of the finest dining and drinking establishments the southwest has to offer.

And it is here that District West tenants will find an ideal location to connect with their consumers in the profitable expression of their brand.



DistrictWest
by the Numbers

- **100 acre** mixed-use development
- **83,000+ people** live within **3 miles**...with more arriving each week
- **$144,000** average household income within **3 miles**
- **45,000 sq. ft.** of greenspace, premium landscaping and fountains
- **6** pad sites
- **7.5 to 1** parking ratio (no parking garages)
- **6 access points** to District West from **3 roads:** Westpark Tollway, Peek Road and Park Westheimer Boulevard
- **12 screen** state-of-the-art Star Cinema Grill
- **42,000 sq. ft.** Kelsey-Seybold Clinic
- **350 unit** luxury midrise apartment complex
- **120,000 sq. ft.** medical complex

2021 Projections:
102,000 residents and annual household income of **$174,000** within 3 miles

EXPENDITURES	10 MINUTES	15 MINUTES
Food & Beverage:	$ 1.15 Bil	$ 2.3 Bil
Entertainment:	$ 470 Mil	$ 924 Mil

*Sites USA

DISTRICT WEST

District-West.com

- Accessories
- Athletic
- Cafe/Market
- Children's/Baby
- Entertainment
- Financial Services
- Gifts
- Hotel
- Jewelry
- Medical
- Men's
- Restaurant
- Retail
- Salon Services
- Shoes
- Women's/Ladies'

3/6/2019

STAR
CINEMA GRILL

STAR CINEMAGRILL

- Twelve (12) Screen luxury dine-in theater with seat side service including lounge and bar areas
- The first **Samsung Onyx P3.3 Cinema LED** in the Western hemisphere...and only the second in the world!
- Sony 4k Digital Projection and RealD 3D sound system
- Luxury Recliners with seat reservation options

Drive Times to DistrictWest

10 MINUTES OR LESS

15 MINUTES OR LESS

	10 MINUTES	15 MINUTES
Est. Population:	305,500	637,000
Avg. Household Income:	$ 124,000	$ 113,000
Est. Daytime Population:	127,677	296,093

*Sites USA

Area **Residential** Developments

FIRETHORNE
2,633 LOTS

FALCON RANCH
848 LOTS

TAMARRON
1,695 LOTS

CINCO RANCH
14,000 LOTS

5 Miles

3 Miles

GRAND LAKES
3,300 LOTS

SEVEN MEADOWS
2,300 LOTS

1 Mile

CROSS CREEK RANCH
7,200 LOTS

LAKEMONT
2,500 LOTS

TWIN OAKS
1,420 LOTS

WESTHEIMER LAKES
3,200 LOTS

PARKWAY LAKES
1,283 LOTS

BELLA TERRA
3,000 LOTS

GRAND MISSION
2,507 LOTS

GRAND VISTA
1,087 LOTS

FULSHEAR RANCH
4,000 LOTS

SENDERO
3,000 LOTS

CATHEXIS
3,200 LOTS

FIELDSTONE
1,446 LOTS

EAGLEWOOD
900 LOTS

WATERSIDE ESTATES
1,171 LOTS

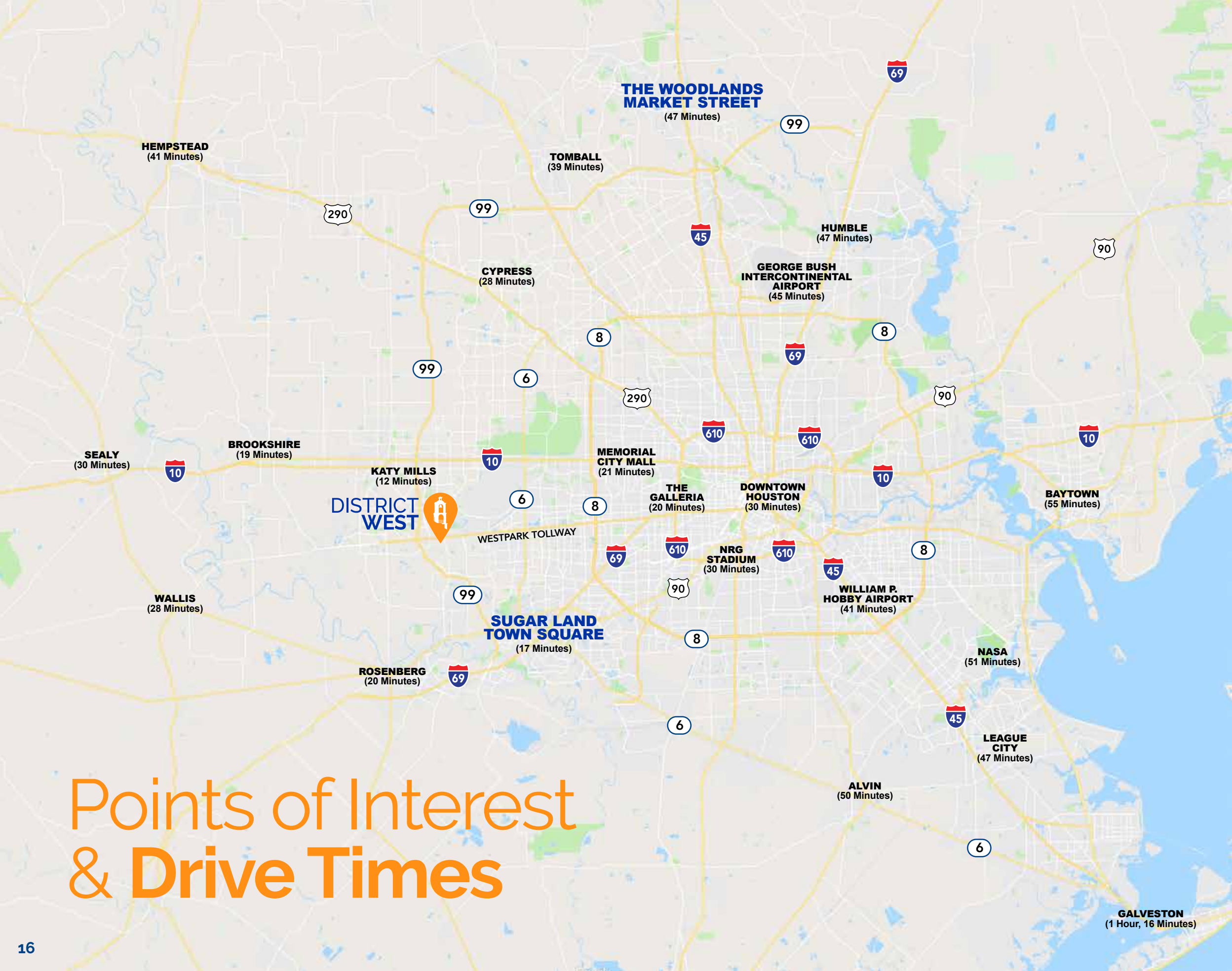
LONG MEADOW FARMS
2,410 LOTS

LAKES OF MISSION GROVE
757 LOTS

WATERSIDE ESTATES
1,307 LOTS

ALIANA
4,200 LOTS

HARVEST GREEN
1,687 LOTS



Points of Interest & **Drive Times**

Demographic **Comparison**

5 Mile Radius

	DISTRICT WEST	The Woodlands Market Street The Woodlands, TX	Sugar Land Town Square Sugar Land, TX	The Colony Frisco/Plano, TX
2018 Estimated Population	231,603	162,662	234,046	238,808
2023 Projected Population	276,885	188,696	276,885	277,729
2018 Estimated Average HH Income	$140,062	$132,303	$140,723	$137,113
2018 Estimated Per Capita Income	$44,563	$50,738	$46,094	$55,668
2018 Estimated Any College	82.1%	78.2%	75.8%	81.5%
2018 Daytime Population (10 Min. Drive)	127,677	156,086	274,510	258,365
2018 Monthly HH Foods & Beverage Expenditure	$1,034	$1,006	$1,024	$1,034

BISTRO
OSTERIA

EVERMOTION

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