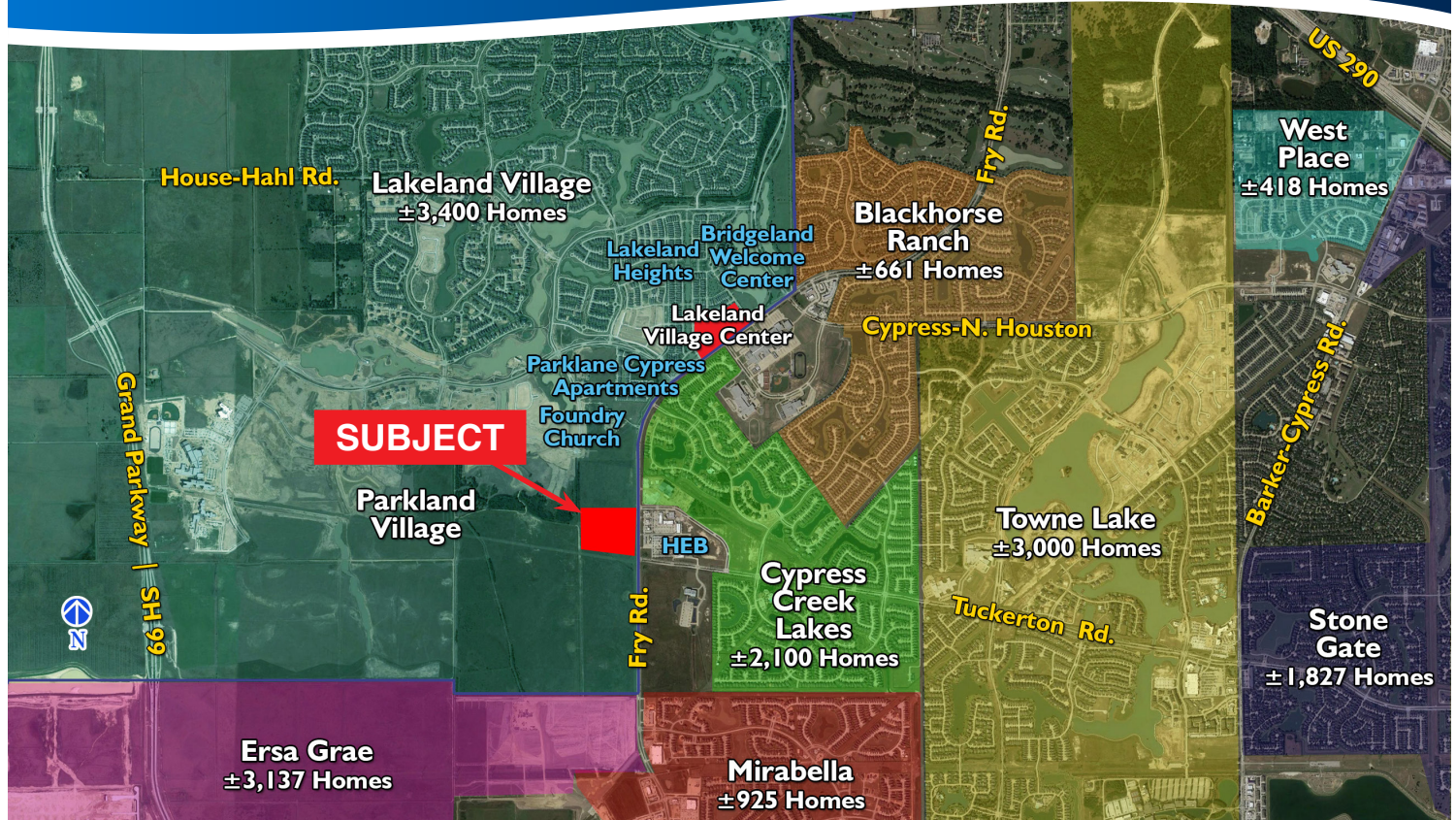


# Parkland Village Center

NWC FRY ROAD & TUCKERTON ROAD, CYPRESS, TX

BRIDGELAND®



## Property Features

- Proposed grocery-anchored center and mixed-use development
- Restaurants, retail, professional and medical offices
- Pad site opportunities
- First commercial development in Parkland Village

## Location Features

- Close access to major thoroughfares Grand Parkway and Highway 290
- Close proximity to Lakeland Village, Cypress Ranch HS, Smith Middle School and Warner Elementary
- Located 15 minutes from the I-10 Energy Corridor, 30 minutes from the ExxonMobil campus and 45 minutes from Houston's Bush Intercontinental Airport
- Bridgeland is the leading master planned community in northwest Houston with 11,400 acres, approximately 11,000 current residents and 65,000 residents upon completion

### RIP REYNOLDS

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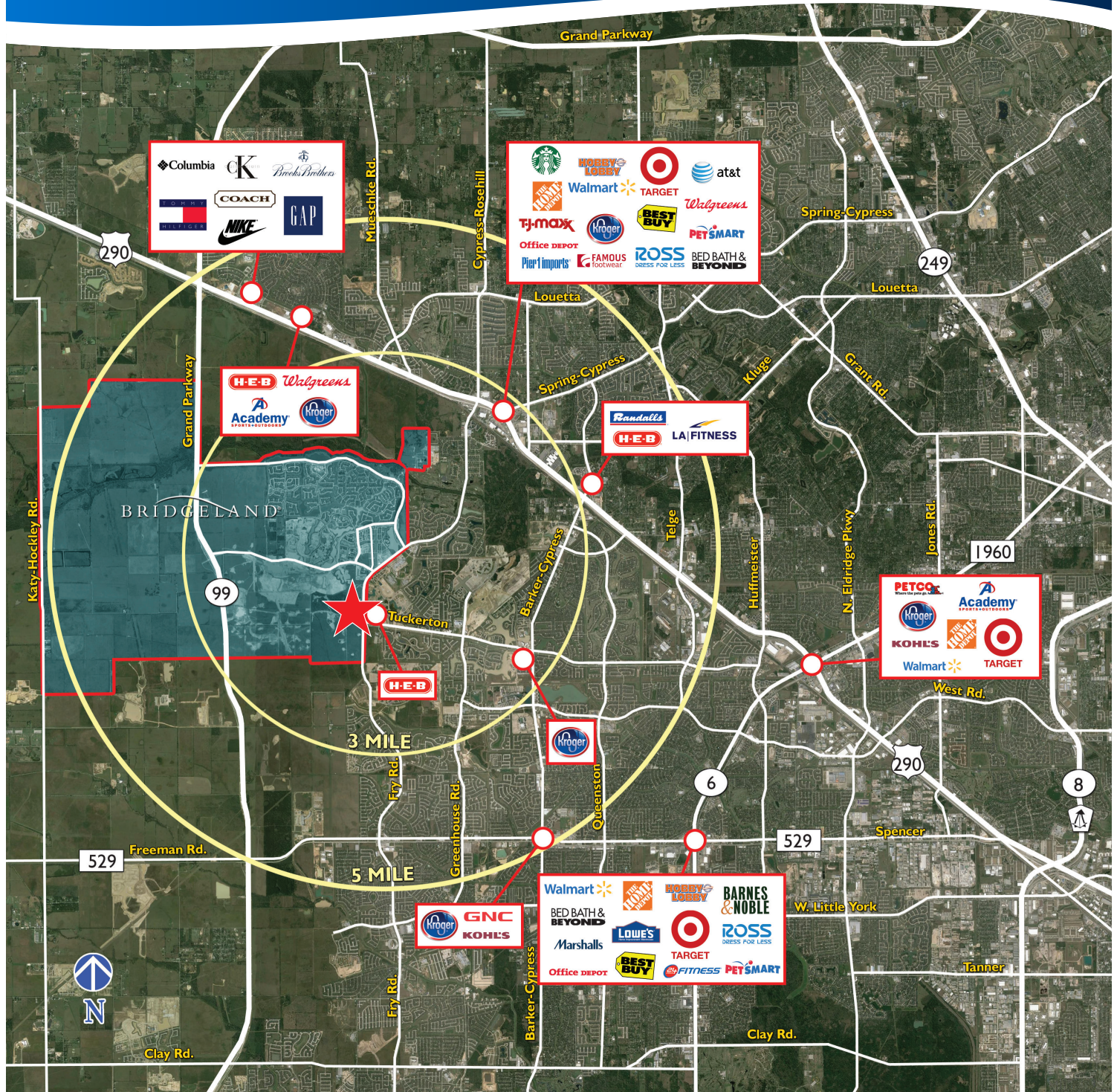
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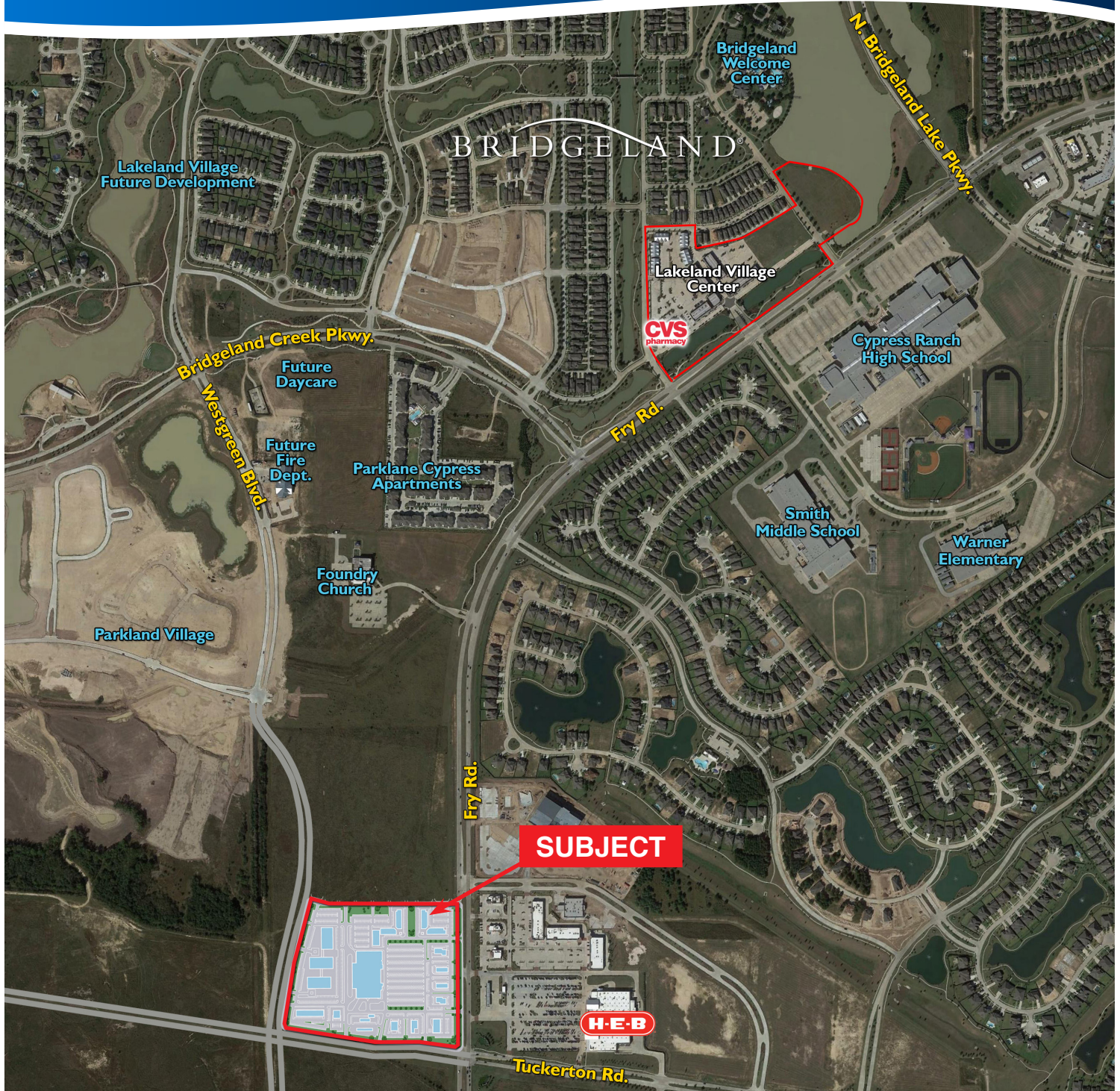
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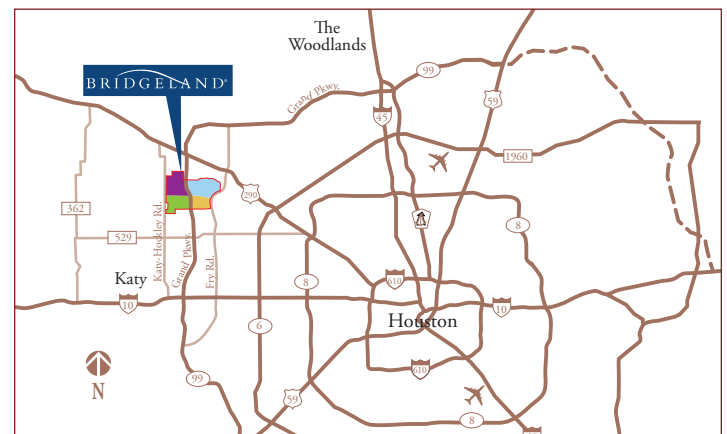
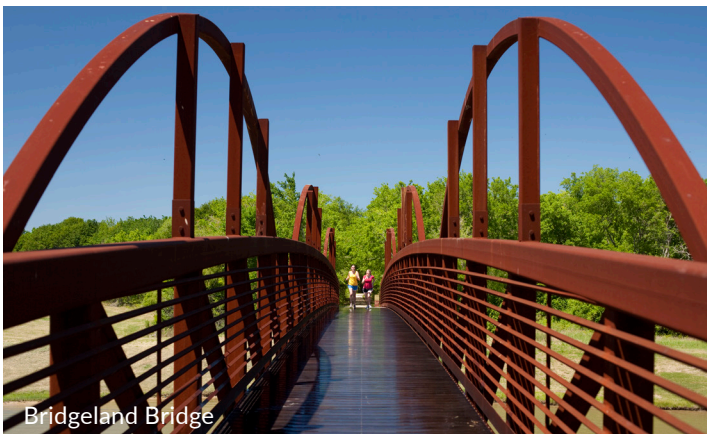
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## Area Demographics

POPULATION 2018	1-mile	3-mile	5-mile
2018	9,398	48,357	170,255
2023 Projected	10,950	54,989	186,238
NUMBER OF HOUSEHOLDS			
2018	3,010	15,598	53,807
2023 Projected	3,511	17,760	59,036
MEDIAN AGE			
2018	34	34	33
2023 Projected	35	35	34
AVERAGE HH INCOME			
2018	\$148,033	\$143,606	\$124,159
2023 Projected	\$149,180	\$145,104	\$125,904
MEDIAN HH INCOME			
2018	\$124,361	\$122,151	\$105,188
2023 Projected	\$125,636	\$123,558	\$106,548
% INCOME OVER \$75K			
2018	77.3%	77.0%	66.6%
2023 Projected	77.6%	77.4%	67.1%
% INCOME OVER \$100K			
2018	62.1%	62.4%	53.3%
2023 Projected	62.5%	63.0%	54.1%

Source: Metrostudy / Neustar, Inc.



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## LOCATION

Bridgeland, a 11,400-acre master planned community, is located approximately 30 miles northwest of downtown Houston.

## FACTS

Aproximately 11,000 people now live in Bridgeland, with an estimated 65,000 residents upon completion. Bridgeland is comprised of four villages, and approximately 20,000 homes are projected.

## Amenities

**3000 ACRES**  
of open space

**±250 MILES**  
of trails

**900 ACRES**  
of lakes

**400 ACRES**  
of parks

Green space within  
**1/4 MILE**  
from every home

### Cypress Creek Nature Trail

currently two-and-a-half miles, will stretch for six miles upon completion

#### House Hahl Trail

with fitness stations and areas of reforestation

#### Cypress Lake

Kayaking, paddle boating and catch-and-release fishing

#### Festival Park

for community events, concerts and other activities

### LAKELAND VILLAGE

#### 6-Acre Activity Center Complex

features a resort-style pool, fitness center, community center, tennis courts and playgrounds

#### 20-Acre Park

with heated lap pool, spray park, tennis and basketball courts, skate park, dog park and canoe/kayak launch

### PARKLAND VILLAGE

#### Bridgeland's New Village

with a central model home park, offers 20 model homes by 16 builders

#### Dragonfly Park

with lazy river, beach-entry pool, serenity pool, fitness center, activity center with event space, tennis and basketball courts, playgrounds and dog park

#### Nearby 140-acre Josey Lake

features a boat house, two-story birding tower

### Highly-Rated Cy-Fair ISD Schools

127-acre Educational Village includes Bridgeland High School, Wells Elementary and a future middle school.

Pope Elementary located in Bridgeland services three of the community's neighborhoods.

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3/2019

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