

The Woodlands®

DEVELOPMENT UPDATE

Major Projects Planned, Under Construction or Recently Completed in The Woodlands – Winter, 2014

Provided by The Woodlands Development Company, a wholly-owned subsidiary of The Howard Hughes Corporation®, as a public service. For more information, visit www.thewoodlands.com and www.thewoodlands.net.



RESIDENTIAL*

For more information about new homes in The Woodlands, visit The Information Center and request the *Guide to New Homes*.

The Village of Creekside Park

Location: South of Spring Creek in Harris County
Description: Development work and homebuilding are ongoing in The Woodlands' ninth village planned to include approximately 6,135 residences in a wide variety of styles and price ranges along with many parks and amenities. More than 3,545 families now live in Creekside Park.

Single-family Homes/Townhomes & Condominiums

The Village of Creekside Park – Neighborhood of Clairhill Place

Location: Clairhill Drive, west of Kuykendahl
Description: Highland Homes is building single-family homes priced from the \$620s - \$960s.

The Village of Creekside Park – Neighborhood of Daffodil Meadow

Location: Creekside Green Drive, west of Kuykendahl
Description: Pery Homes is featuring luxurious townhomes in Daffodil Meadow, priced from the \$360s

Village of Creekside Park – Neighborhood of Garret Ridge

Location: Birch Canoe Drive, west of Kuykendahl
Description: J. Patrick Homes is selling new single-family homes, priced from the \$520s - \$590s

The Village of Creekside Park – Neighborhood of Liberty Branch

Location: Creekside Forest Drive at Kendrick Pines Blvd.
Description: This 120-acre traditional neighborhood design development (TND) will feature 400 homes by J. Kyle, David Weekley Homes, Coventry Homes and Palmetto, priced from the \$300s - \$1 million. Model homes are now open.

The Village of Creekside Park – Neighborhood of Pondera Point

Location: Gildwood Place, west of Kuykendahl
Description: Darling Homes and Partners in Building are offering single-family homes priced from the \$740s - \$1 million+.

Village of Creekside Park – Neighborhood of The Estates at Blairs Way

Location: Blairs Way off Creekside Forest Drive
Description: Toll Brothers is selling single-family homes, priced from the \$850s - \$1 million+.

The Village of Creekside Park – Neighborhood of Timarron Lakes

Location: Kuykendahl Road and Timarron Drive
Description: This private patio home community within Timarron features a gated entry, clubhouse and walking trails to nearby lakes and the George Mitchell Nature Preserve. Coventry Homes is building patio homes in Timarron Lakes, priced from the \$400s - \$430s. Ryland Homes is also open in Timarron Lakes and priced from the \$350s - \$550s.

Village of Creekside Park – Neighborhood of Twin Ponds

Location: East Twin Ponds Court off Twin Ponds Place
Description: Darling Homes is selling single-family homes, priced from the \$400s - \$460s.

The Village of Creekside Park – Neighborhood of Wooded Overlook

Location: West New Harmony Drive, west of Kuykendahl
Description: Toll Brothers and Darling Homes are selling homes priced from the \$570s - \$720s in this new neighborhood.

The Village of Creekside Park – Neighborhood of Wyatt Oaks

Location: Wyatt Oaks Drive and Pioneer Canyon Place
Description: Pulte Homes and M/I Homes are offering single-family homes, priced from the \$330s - \$440s.

The Village of Grogan's Mill – Neighborhood of Grogan's Crest

Location: Benji's Place and Nursery Road
Description: Connor Davis International Realty is selling 30 distinctive patio homes in this gated enclave which features a private central park with a swimming pool. Patio homes are priced from the \$340s - \$490s.

The Village of Grogan's Mill – Neighborhood of Lakeside Cove

Location: Winterberry Place and South Millbend Drive in the Village of Grogan's Mill
Description: Gracepoint Homes is developing a gated community called Lakeside Cove, overlooking Lake Harrison and The Oaks golf course. The new community features 57 single-family attached and detached villas ranging in size from 3,500-4,200 square feet. New homes are priced from the \$670s - \$1.3 million+.

Village of Indian Springs – The Woodlands Reserve

Location: Gosling Road and Gatewood Reserve Lane
Description: Frankel Building Group is constructing 55 luxury custom homes in this gated community with lot sizes ranging from 12,000 – 23,000 square feet. The neighborhood is situated in the Conroe ISD. Homes will range in size from 4,000-6,000 square feet with prices starting at \$1.4 million.

Carlton Woods Creekside **

Location: Kuykendahl Road and Carlton Woods Creekside Drive
Description: Custom homes are priced from the \$1.3 million - \$3 million+. For more information, call 281-681-1945 & 281-367-4550.

Custom Neighborhoods

Location: Villages of Sterling Ridge, Creekside Park and Grogan's Mill
Description: New homesites are available in several custom home neighborhoods. For more information, call 281-367-4550.

East Shore

Location: East Shore on Lake Woodlands
Description: Conveniently located near The Woodlands Waterway® and its shopping, dining and entertainment venues, this 169-acre enclave is the "Garden District" of Town Center. Custom homes, townhomes, brownstones and condominiums rendered in classic architectural styles, enhanced by garden parks, street trees and ornamental lighting add to the pedestrian-friendly, sophisticated ambiance of East Shore.

Custom Homes in East Shore

Location: East Shore Drive, Colonial Park, Timberloch Manor
Description: Custom homebuilders are building homes in East Shore, priced from \$3 million+. For more information, call 281-367-4550.

Lucia's Oaks Custom Homes

Location: East Shore
Description: Lucia's Oaks Custom Homes is offering new custom homes on Majesty Row and priced from \$2 million and in Portico Point priced from \$4 million. Call 713-998-7982.

Apartment Communities

One Lakes Edge

Location: Hughes Landing on Lake Woodlands
Description: The Woodlands Development Company is constructing 390 apartment homes in the 66-acre mixed-use development of Hughes Landing on Lake Woodlands, situated on 200-acre Lake Woodlands. One Lakes Edge will feature panoramic lake views. One, two and three-bedroom designs will be offered with an average size of 984 square feet. One Lakes Edge is slated to open in April 2015, with pre-leasing underway in January 2015. KB Kasuals and Venetian Nail Spa will be among the first retailers at One Lakes Edge.



RESORT/RECREATIONAL

Pondera Park

Location: Creekside Forest Drive, west of Kuykendahl in Creekside Park
Description: Centered around a curvilinear pond, this new 8-acre park will feature a Pavilion and pier along the lake edge, parking, playground, picnic area, pathways, an open play field, and hiking access to the Mitchell Nature Preserve. Completion is expected in early 2015.

Redevelopment of The Woodlands Resort & Conference Center

Location: 2301 North Millbend Drive, Village of Grogan's Mill
Description: An extensive redevelopment project is complete at The Woodlands Resort & Conference Center that includes renovation of 222 existing guest rooms and suites at Fairway Pines I and II; replacement of 206 lodge rooms with Fairway Pines III, a new wing with 184 guest rooms and suites; a new expanded arrival area; a new 3,306-square-foot "living room" connecting the three guest room wings; a new 900-foot Lazy River; totally revitalized meeting space encompassing 60,000 square feet and a new 156-seat steak house restaurant and lounge adjacent to the 18th hole with a private wine vault and outdoor patio.

The Westin, The Woodlands at Waterway Square

Location: The Woodlands Waterway Square District
Description: The Howard Hughes Corporation® and its wholly owned subsidiary, The Woodlands Development Company recently began construction for a new full-service hotel at Waterway Square overlooking The Woodlands Waterway®. In addition to 302 luxurious guest rooms, more than 15,000 square feet of state-of-the-art meeting facilities, an outdoor pool, gym, business center and other amenities, The Westin, The Woodlands will feature a fine dining restaurant and second level pool deck and bar with direct access to The Fountains at Waterway Square®.

Embassy Suites at Hughes Landing

Location: Hughes Landing Blvd. at Constellation Drive
Description: The 205-key Embassy Suites is an upscale, all-suite, full-service hotel for both business and leisure travelers. Completion is slated for late 2015. The 172,000-square-foot hotel will feature 3,000 square feet of meeting and event space; a full-service bar and restaurant; and a rooftop pool that overlooks Lake Woodlands.



RETAIL/HOSPITALITY

The Cheese Course

Location: 1501 Lake Robbins Drive
Description: The Cheese Course has leased space at 1501 Lake Robbins Drive in The Waterway Square parking garage for construction of a 1,549-square-foot European-style cheese shop and fast-casual bistro. The Cheese Course is now open.

Costco

Location: East side of I-45 and State Highway 242
Description: Costco has purchased a 16.71-acre site on the east side of Interstate 45 and State Highway 242 for the construction of an approximately 153,000-square-foot store. Costco, a membership warehouse club, is now open.

Creekside Village Green

Location: Kuykendahl Road, between Creekside Forest and Creekside Green Drives
Description: The Woodlands Development Company is constructing Creekside Village Green, the centerpiece for Creekside Park Village Center. Creekside Village Green will encompass a scenic tree-lined park with water feature, pergolas, and a 4,500-square-foot restaurant, along with two 40,000-square-foot split level retail/office buildings. Signed tenants at Creekside Village Green include Creekside Village Dry Cleaners, AT&T, UPS Store, Armano de la Bella, Crust Pizza Co., Dentistry of Creekside Park, Edward Jones, EXIT Lone Star Realty, Fielding's Local, Hand & Stone Massage and Facial Spa, Jordan's Sweet Shoppe, Levure Bakery, Nails of America, Realty Executives, Studio A Pilates, Subway, U-Swirl Frozen Yogurt, Vein Clinics of America, Inc. and Woodlands Family Dental. Completion of the Village Green is finalized. Development is underway on the entire Creekside Park Village Center.

East Shore Place

Location: Grogan's Mill Road near East Shore Dr.
Description: Wulfe & Company, Inc. has broken ground on Phase 1 of East Shore Place, an upscale 3.44-acre center, keeping with the traditions of East Shore. Phase I will include a bank, parking garage, and restaurant and will take approximately 12 to 18 months for completion. East Shore Place will consist of two phases. The second phase will include retail, a bank, office space and surface parking.

Ferrari of Houston

Location: 1501 Lake Robbins Drive
Description: Ferrari of Houston has leased space at 1501 Lake Robbins Drive in The Waterway Square parking garage for construction of a 5,015-square-foot satellite store in The Woodlands Town Center. Construction is underway.

H-E-B in Creekside Park Village Center

Location: Kuykendahl Road between Creekside Forest and Creekside Green Drives
Description: H-E-B is the anchor grocery store for the 60-acre Creekside Park Village Center. This is the fourth store in The Woodlands for H-E-B.

Mercedes-Benz of The Woodlands

Location: East side of the I-45 frontage road, just north of State Highway 242
Description: Mercedes-Benz of The Woodlands will open a 60,000-square-foot car dealership on the east side of the I-45 frontage road, just north of State Highway 242. The dealership is expected to open in February 2015.

Nestlé Toll House Café by Chip

Location: 25 Waterway Square in The Waterway Square District
Description: Nestlé Toll House Café by Chip, a 1,150-square-foot café with an assortment of desserts, ice cream, sandwiches and coffees is now open.

Pier 1 Imports®

Location: Hughes Landing on Lake Woodlands
Description: Pier 1 Imports, which features an assortment of merchandise, will open an 11,000-square-foot store in the 66-acre mixed-use development of Hughes Landing on Lake Woodlands. Completion is expected in summer of 2015.

Restaurant Row in Hughes Landing

Location: Hughes Landing on Lake Woodlands
Description: Escalante's Fine Tex-Mex and Tequila, Local Pour gastropub and Truluck's Seafood Steak & Crab House have signed leases to open at Restaurant Row in Hughes Landing on Lake Woodlands. Hughes Landing is a new 66-acre mixed-use development. The three restaurants are expected to open in early 2015. California Pizza Kitchen and Del Frisco's Grille will also open in Restaurant Row in 2015.

Whole Foods Market®

Location: Hughes Landing on Lake Woodlands
Description: Whole Foods Market, the leading natural and organic food retailer, is scheduled to open a new store in Hughes Landing in March, 2015. Hughes Landing is a 66-acre mixed-use development on Lake Woodlands.



OFFICE/INDUSTRIAL

3 Hughes Landing

Location: Hughes Landing on Lake Woodlands
Description: The Woodlands Development Company has begun construction on 3 Hughes Landing, a 12-story, 321,000-square-foot Class A office building. 3 Hughes Landing is the fifth of multiple office buildings planned for Hughes Landing on Lake Woodlands, a 66-acre mixed use development is complete.

3831 Technology Forest Drive

Location: Technology Forest and New Trails Dr.
Description: Kiewit Energy Group Inc. has signed an approximately 95,078-square-foot lease in a new four-story building that The Woodlands Development Company is constructing on a 5.74-acre site located at 3831 Technology Forest Drive. Construction is complete.



INSTITUTIONAL / MEDICAL

Houston Methodist Hospital

Location: South of the intersection of I-45 and State Highway 242
Description: Groundbreaking on the new 470,000-square-foot hospital in The Woodlands is expected in early 2015, with the hospital opening planned for 2017. The \$328 million campus will be modeled after Houston Methodist West Hospital near Katy. The campus will also include a 135,000-square-foot medical building, scheduled to open in late 2015.

Kuykendahl Professional Plaza I & II

Location: Northwest corner of Flintridge Drive
Description: Pincroft Realty is constructing a 70,000-square-foot medical office complex just south of Indian Springs Village Center. The project will consist of two buildings. The first building, consisting of 20,000 square feet, is completed and 100% leased. The second building, consisting of 50,288 square feet, is now pre-leasing. For information, visit www.pincroftrealty.com.

Memorial Hermann Medical Office Building & Parking Garage

Location: Pincroft Drive and Medical Plaza Drive
Description: Construction of a new four-story medical office building is underway on the Memorial Hermann campus in The Woodlands. The 100,000-square-foot building will feature medical retail on the first floor and medical office space for lease on the remaining floors. Also being added on the campus is a 750-car parking garage.

Six Pines at Research

Location: 1699 Research Forest Drive
Description: Pincroft Realty has completed a single-story retail building totaling approximately 20,000 square feet near the corner of Six Pines Drive and Research Forest Drive. It is the first of four buildings totaling 80,000 square feet to be constructed in this mixed-use development. For more information, visit www.pincroftrealty.com.

Texas Children's Hospital

Location: St. Luke's Way at I-45, South of CHI St. Luke's
Description: Texas Children's Hospital recently broke ground on its new community hospital in The Woodlands. Slated to open in 2017, the 548,000-square-foot, state-of-the-art facility will serve children and families and will provide inpatient and outpatient specialty pediatric care.



ROADWAY/INFRASTRUCTURE CONSTRUCTION

Creekside Green Drive Expansion

Location: Creekside Green Drive and Wendtwoods Dr.
Description: Extension of Creekside Green Drive from Kuykendahl intersection to Wendtwoods Drive. Utilities construction is underway.

Expansion of Woodlands Parkway

Location: Between Grogan's Mill Road and East Panther Creek Drive
Description: Construction by TxDOT is progressing on the expansion of Woodlands Parkway from four to six lanes from East Panther Creek Drive to Grogan's Mill Road. A third lane is being added to both the east and westbound lanes. TxDOT has selected a new contractor to move forward with completion of the improvements associated with the road widening. Mobilization is scheduled for December, 2014.

Gosling Road Dualization

Location: Gosling Rd. between Flintridge Dr. and Fire Station No. 8
Description: Construction of two additional driving lanes. Construction is underway. Estimated Completion by March, 2015.

Kuykendahl Road Extension

Location: Alden Bridge Drive to Crownridge
Description: The extension of Kuykendahl Road from Alden Bridge Drive to Crownridge is being designed by TxDOT. Construction is underway and estimated to be completed during first quarter of 2015.

San Jacinto River Authority Water Pipeline Project

Location: Throughout The Woodlands
Description: As part of its Groundwater Reduction Project, the San Jacinto River Authority (SJRA) is installing water pipeline throughout The Woodlands. Currently, a segment along Grogan's Mill Road south of Woodlands Parkway to South Millbend is underway, with completion expected by October. For updates on all phases of this project, visit The Woodlands Township's website at www.thewoodlandstx.gov. Final stages of construction are still underway.

SH 242/I-45 Flyovers

Location: Intersection of SH 242 (College Park Drive) and I-45
Description: TxDOT is constructing two tolled flyovers that will allow drivers to bypass heavy traffic at this intersection. One of the ramps will allow drivers heading north on I-45 to drive over the Texas 242 intersection and continue west on 242, and the other will take drivers on 242 heading west to fly over the I-45 intersection and continue south on I-45. Expected completion is scheduled by June, 2015.

NOTE: This report is as accurate as possible at the time of printing. All completion dates are approximate. Dates and specifications are subject to change without notice.

✓ Projects with check marks have recently opened or been completed.

*For more information on residential projects, contact: The Woodlands Information Center – 281-719-6333