



# DISTRICT WEST

A NEW DEVELOPMENT IN WEST HOUSTON BY FERGUSON FAMILY PARTNERS

OFFICE | DINING | ENTERTAINMENT | RETAIL | MEDICAL



**FERGUSON**  
FAMILY PARTNERS



**TRANSWESTERN**<sup>®</sup>





**100 ACRE**  
upscale mixed-use  
development



**45,000 SF**  
of premium landscaping,  
fountains and green space



**STRATEGICALLY  
LOCATED**  
at the Westpark Tollway and the Grand  
Parkway (Hwy 99) with access from  
Westpark Tollway, Peek Rd, and Park  
Westheimer Blvd

# DISTRICT WEST BY THE NUMBERS



**6 INGRESS/EGRESS  
ACCESS POINTS**

to District West from 3 roads (Westpark Tollway, Peek Road and  
Park Westheimer Boulevard)

**83,000+ PEOPLE  
WITH AVERAGE HOUSEHOLD  
INCOME OF \$144,000**

live within 3 miles, with more arriving each week

**2021 PROJECTIONS**

102,000 residents and annual average household income of \$174,000  
within 3 miles

**4/1000 PARKING**





# KEY FEATURES

## MIDRISE APARTMENT COMPLEX

350 units

## MEDICAL COMPLEX

120,000 SF

## KELSEY SEYBOLD CLINIC

42,000 SF with direct access from Westpark Tollway

## STAR CINEMA GRILL

state-of-the-art 12 screen theatre featuring Sony 4K digital projection, 3D technology and large-format movie screens

## LAKE AMENITY POND & UPSCALE LANDSCAPING



# 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 complimentary 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.

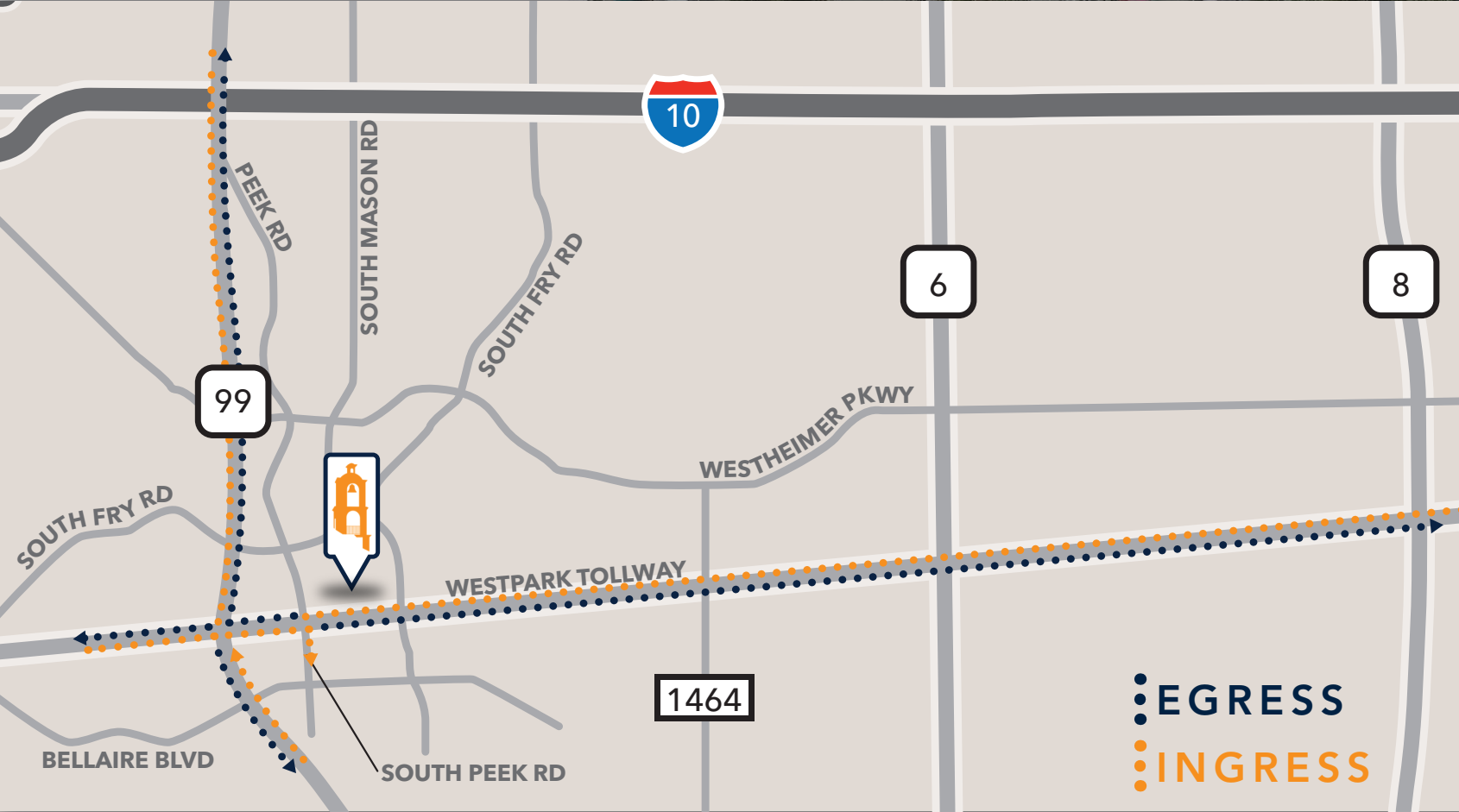
And it is here that District West tenants will find an ideal location to connect with their consumers in the profitable expression of their brand.



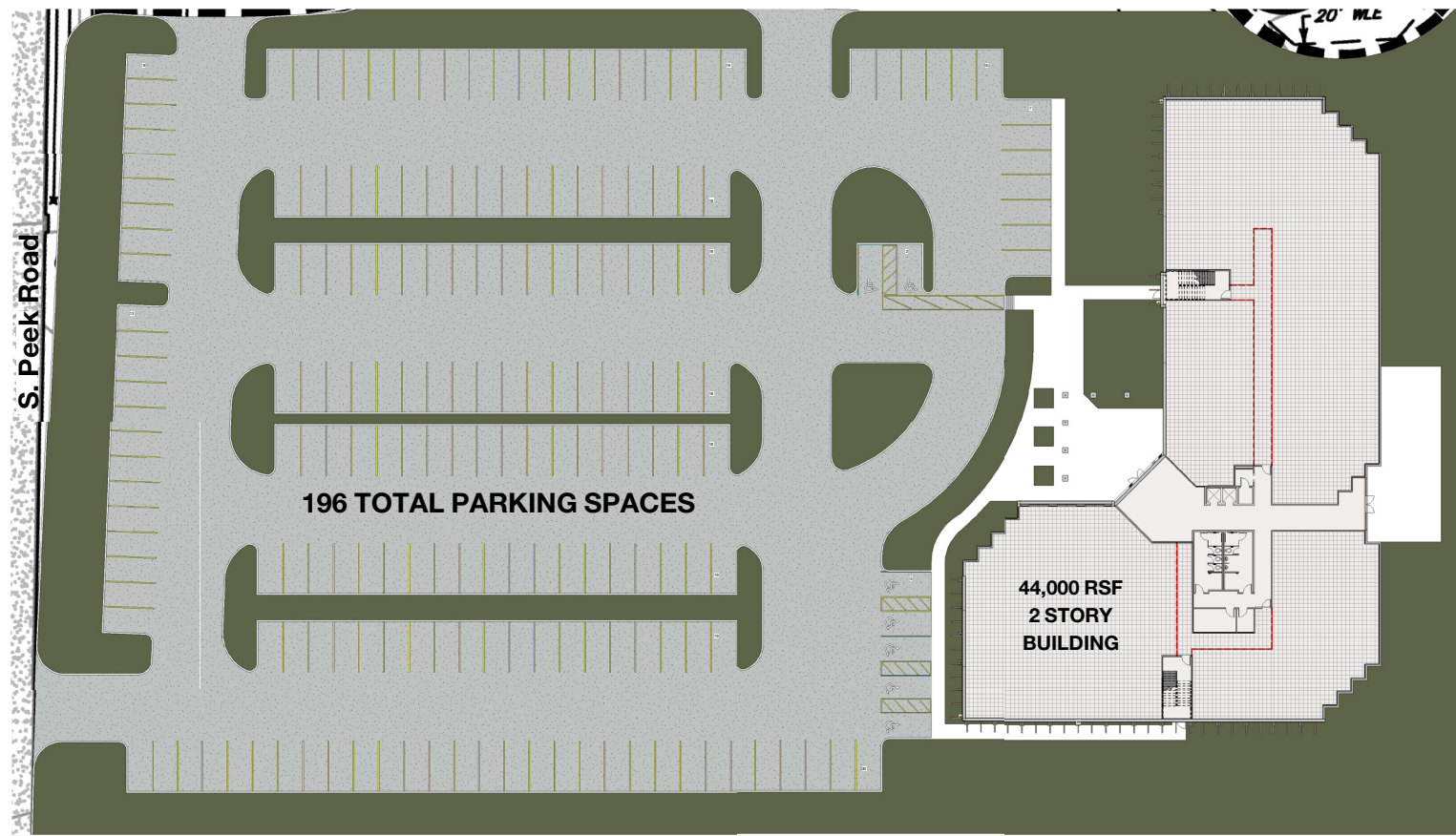


# ACCESS

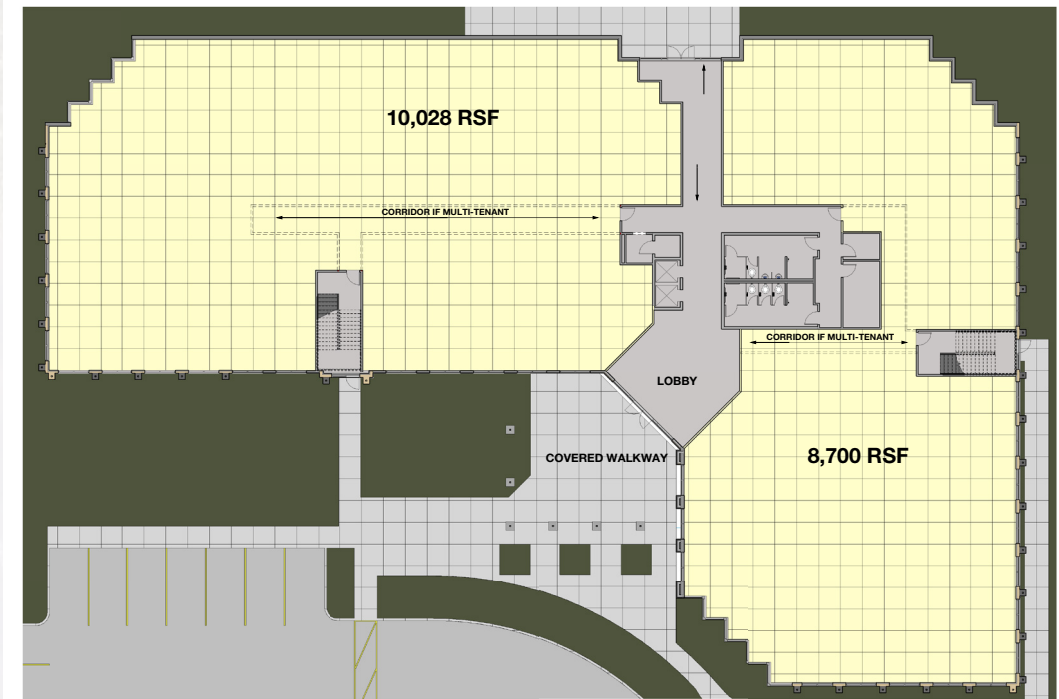
With over 230,000 residents within a 5-mile radius, this collection of distinctive, upscale restaurants paired with complementary retailers is an ideal location to work, gather, relax, and enjoy the best of what the southwest has to offer.



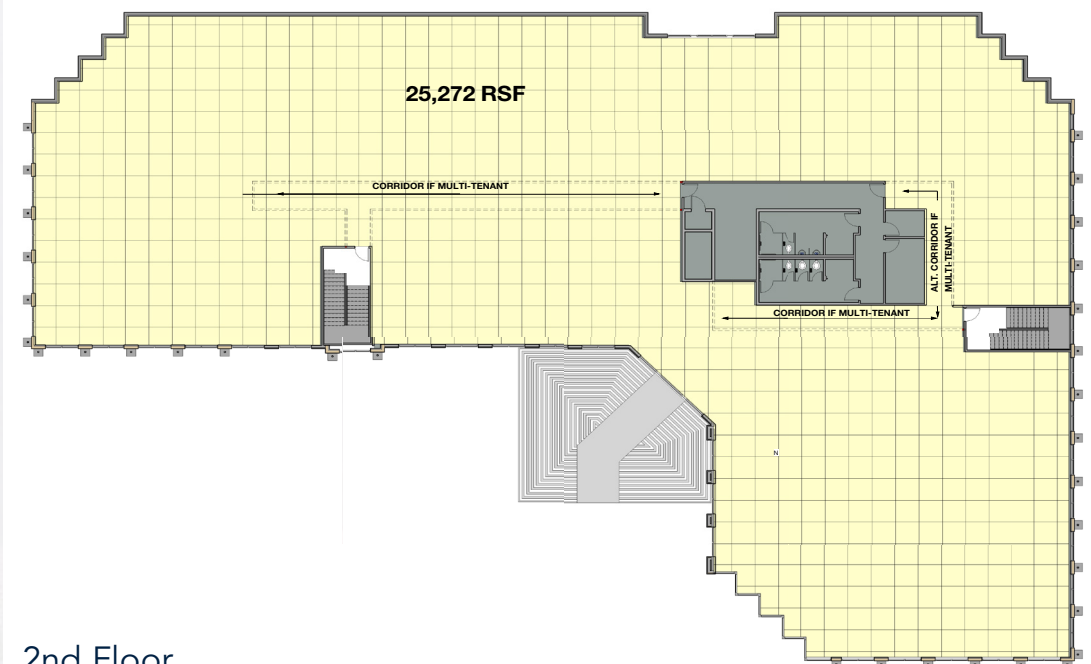




Site Plan



1st Floor



2nd Floor

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