

B FORT BEND

BUSINESS PARK



**5-60 ACRE PARCELS
AVAILABLE FOR BUILD TO SUIT**

CAN ACCOMMODATE 30K - 1.1M SF USERS

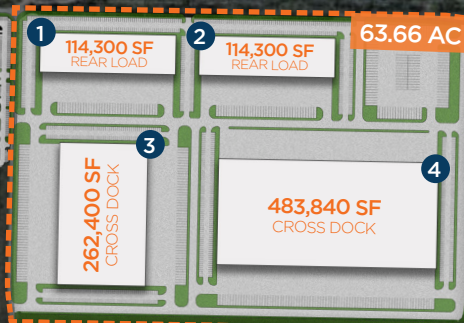
LOVETT
INDUSTRIAL



**CUSHMAN &
WAKEFIELD**

SITE PLAN OPTION 1

FORT BEND PKWY. 26,069 VPD



83.5 AC

5.58 ACRES

FUTURE BUILDING AREA

VICKSBURG VILLAGE OF SHILOH
2,433 HOMES

PROPOSED
TOWNHOME DEVELOPMENT

WINFIELD LAKES
1,784 HOMES

CHIMNEY ROCK RD.

TRAMMEL-FRESNO RD.



SITE PLAN OPTION 2

VICKSBURG VILLAGE OF SHILOH
2,433 HOMES

PROPOSED
TOWNHOME DEVELOPMENT

FORT BEND PKWY. 26,069 VPD



WINFIELD LAKES
1,784 HOMES

CHIMNEY ROCK RD.



INDUSTRIAL SITES IN MISSOURI CITY, TEXAS

AVAILABLE FOR SALE AND/OR BTS

Lovett Industrial is pleased to announce their newest Industrial Project, Fort Bend Business Park, located the heart of Fort Bend County, the fastest growing county in the nation. The 230 acre business park is home to Amazon's latest 1,077,416 SF distribution facility, and provides users with an additional 92 acres of fully entitled shovel-ready land available for sale and/or build to suit. Located directly on the Fort Bend Tollway, Fort Bend Business Park is uniquely positioned to serve the explosive southwest residential base, while still allowing easy access into the major markets of the Houston MSA.



RANKED #1

FORT BEND COUNTY AS FASTEST GROWING LARGE COUNTY IN THE NATION SINCE 2013



146,916

CURRENT POPULATION WITHIN 5 MILE RADIUS



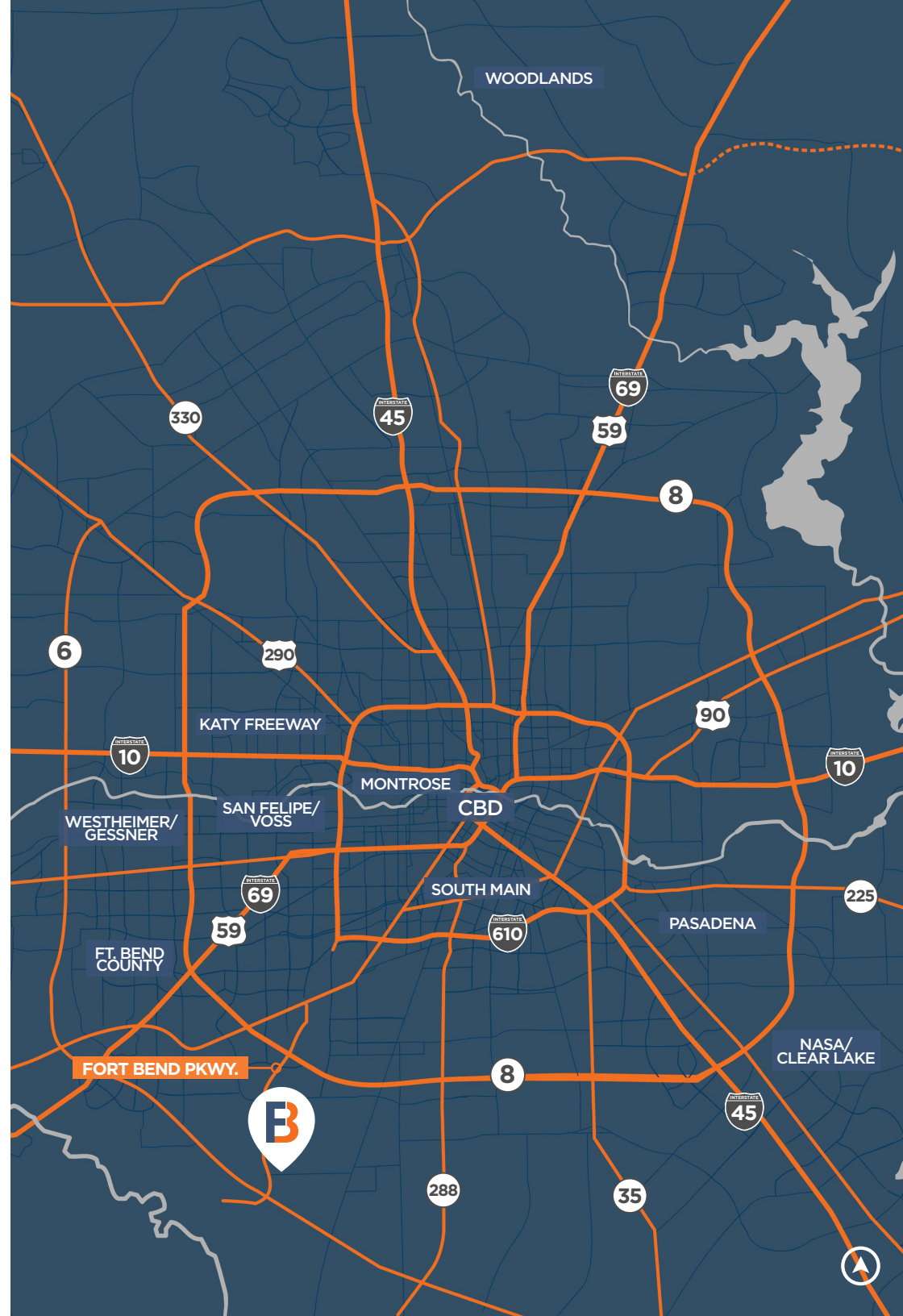
49.51%

POPULATION GROWTH WITHIN A 5-MILE RADIUS FROM 2010 TO 2020



\$121,084

AVERAGE HHI WITHIN 5-MILE RADIUS





WINFIELD LAKES
1,784 HOMES

CAMBRIDGE FALLS
782 HOMES

VICKSBURG VILLAGE OF SHILOH
2,433 HOMES

TEAL RUN
2,433 HOMES

PROPOSED
TOWNHOME DEVELOPMENT

HIGHTOWER HIGH SCHOOL
2,099 STUDENTS



COMING SOON
FORT BEND TOWN CENTER II
300,000 SF SHOPPING CENTER



PROPOSED
NewQuest DEVELOPMENT

FORT BEND TOWN CENTER

KNIGHT RD.
FUTURE EXPANSION TO SIENNA
SOUTH 1ST QUARTER 2020

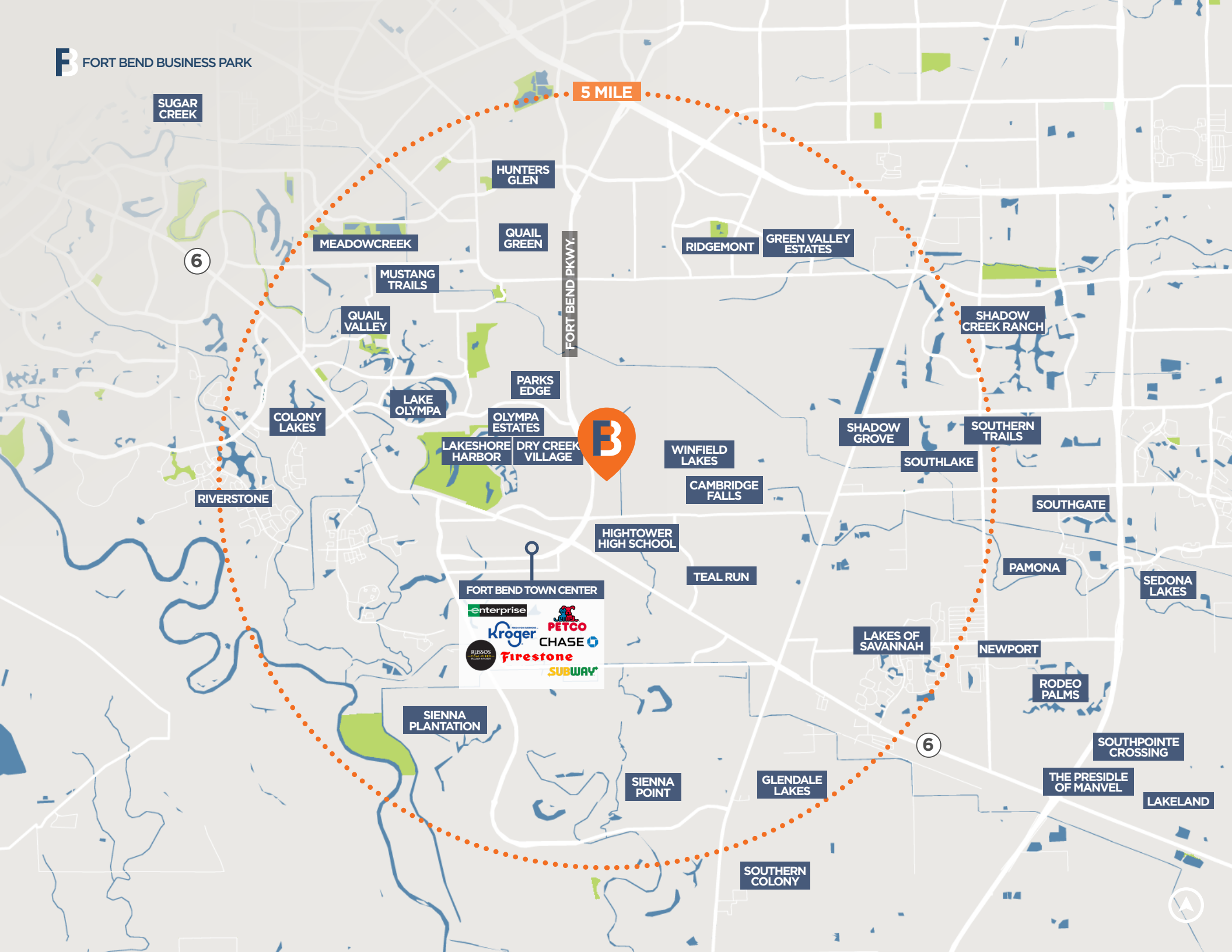
SIENNA SUBDIVISIONS
8,169 HOMES

FORT BEND PKWY. 26,069 VPD

VICKSBURG BLVD.

TRAMMEL-FRESNO RD.





5 MILE

SUGAR CREEK

6

MEADOWCREEK

HUNTERS GLEN

QUAIL GREEN

RIDGEMONT

GREEN VALLEY ESTATES

MUSTANG TRAILS

QUAIL VALLEY

SHADOW CREEK RANCH

FORT BEND PKWY.

PARKS EDGE

COLONY LAKES

LAKE OLYMPA

OLYMPA ESTATES

B

LAKESHORE HARBOR

DRY CREEK VILLAGE

WINFIELD LAKES

SHADOW GROVE

SOUTHERN TRAILS

RIVERSTONE

SOUTHLAKE

CAMBRIDGE FALLS

SOUTHGATE

HIGHTOWER HIGH SCHOOL

TEAL RUN

PAMONA

SEDONA LAKES

FORT BEND TOWN CENTER

enterprise
Kroger
PETCO
CHASE
Firestone
SUBWAY

LAKES OF SAVANNAH

NEWPORT

RODEO PALMS

SIENNA PLANTATION

6

SOUTHPOINT CROSSING

SIENNA POINT

GLENDALE LAKES

THE PRESIDLE OF MANVEL

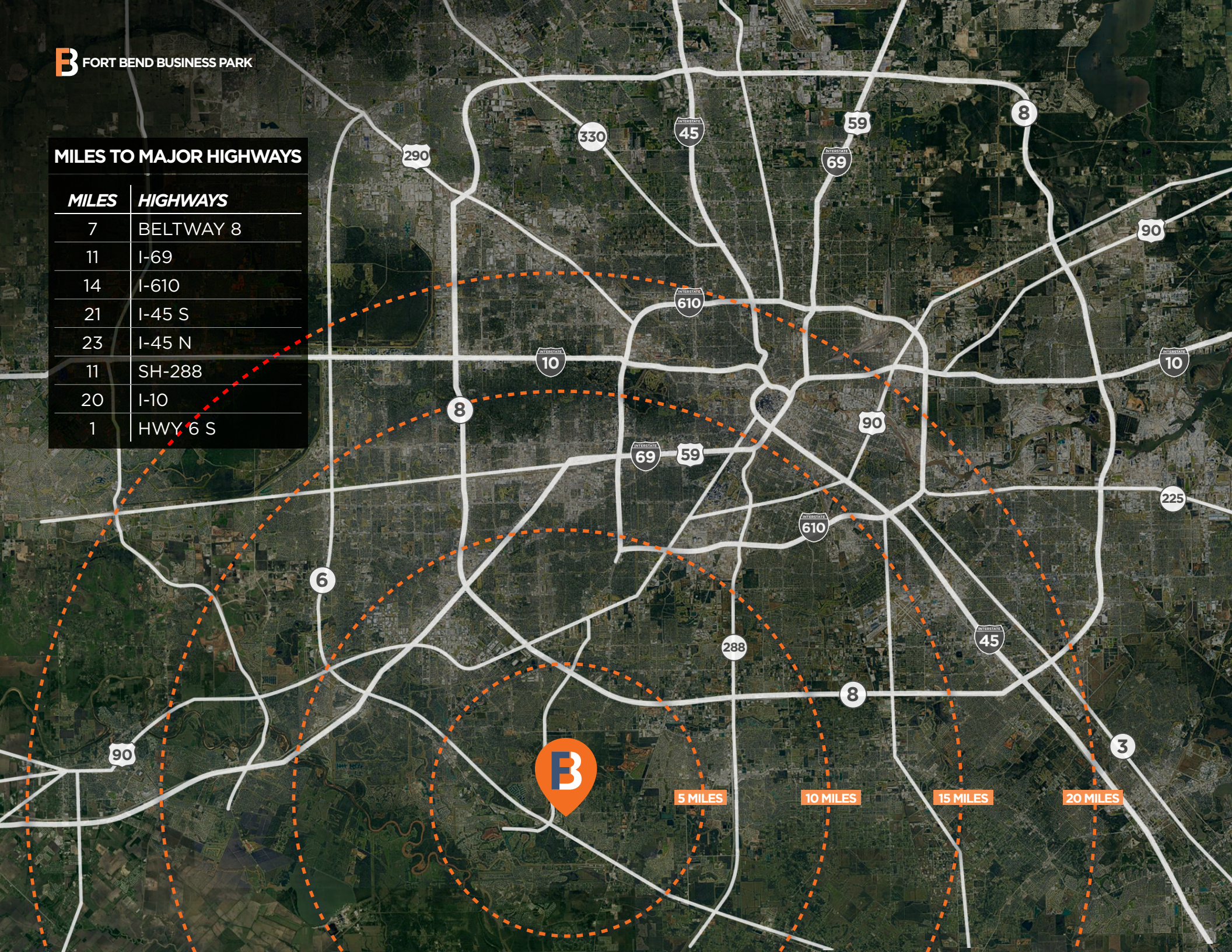
LAKELAND

SOUTHERN COLONY



MILES TO MAJOR HIGHWAYS

<i>MILES</i>	<i>HIGHWAYS</i>
7	BELTWAY 8
11	I-69
14	I-610
21	I-45 S
23	I-45 N
11	SH-288
20	I-10
1	HWY 6 S



F FORT BEND

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