



THE SIENNA CONNECTION

FUTURE RETAIL COMING SOON

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NWC SIENNA SPRINGS BLVD & SIENNA PKWY, MISSOURI CITY, TX 77459



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MARKET OVERVIEW



Population

drive time radius

3 min	6,748
5 min	18,709
7 min	49,960



Households

drive time radius

3 min	2,258
5 min	6,195
7 min	15,751



Avg Household Income

drive time radius

3 min	\$ 138,416
5 min	\$ 154,123
7 min	\$ 155,418



Occupied Homes: 10,506
Planned Homes: 16,341

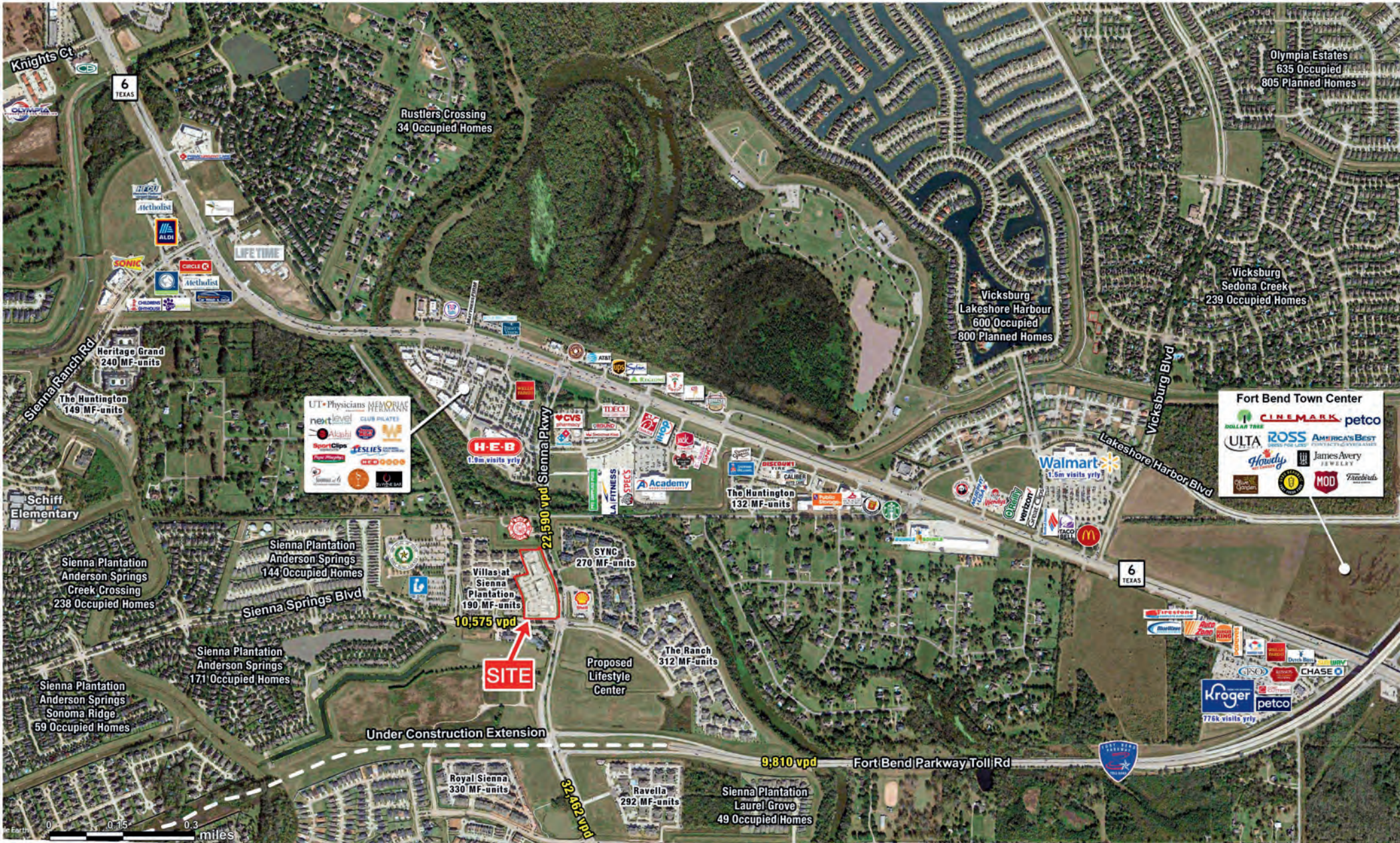
Active Phases			
1 Model Home Park	7 Forest Landing LUXURY DUPLEXES	13 Lake Estates 80 SITES	45' HOMES
2 Heritage Grove 45, 50, 60 SITES	8 Forest Lake 90 SITES	14 Bees Creek Crossing 40 SITES	50' HOMES
3 Crescent Creek TOWNHOMES	9 Parkway Place TOWNHOMES	15 Valencia Creek Coming Soon!	55' HOMES
4 Heritage Creek 50 SITES	10 Model Home Village 65, 70, 80, 90 SITES	16 Verde Trail Coming Soon!	60' HOMES
5 Valencia Grove Almost Sold Out! 55 SITES	11 Legacy Oaks 60 SITES	17 The Cottages Coming Soon!	65' HOMES
6 Oakwood Trail 65, 70 SITES	12 Creekside Almost Sold Out! 35, 40 SITES		70' HOMES
			80' HOMES
			90' HOMES
			FUTURE HOMES

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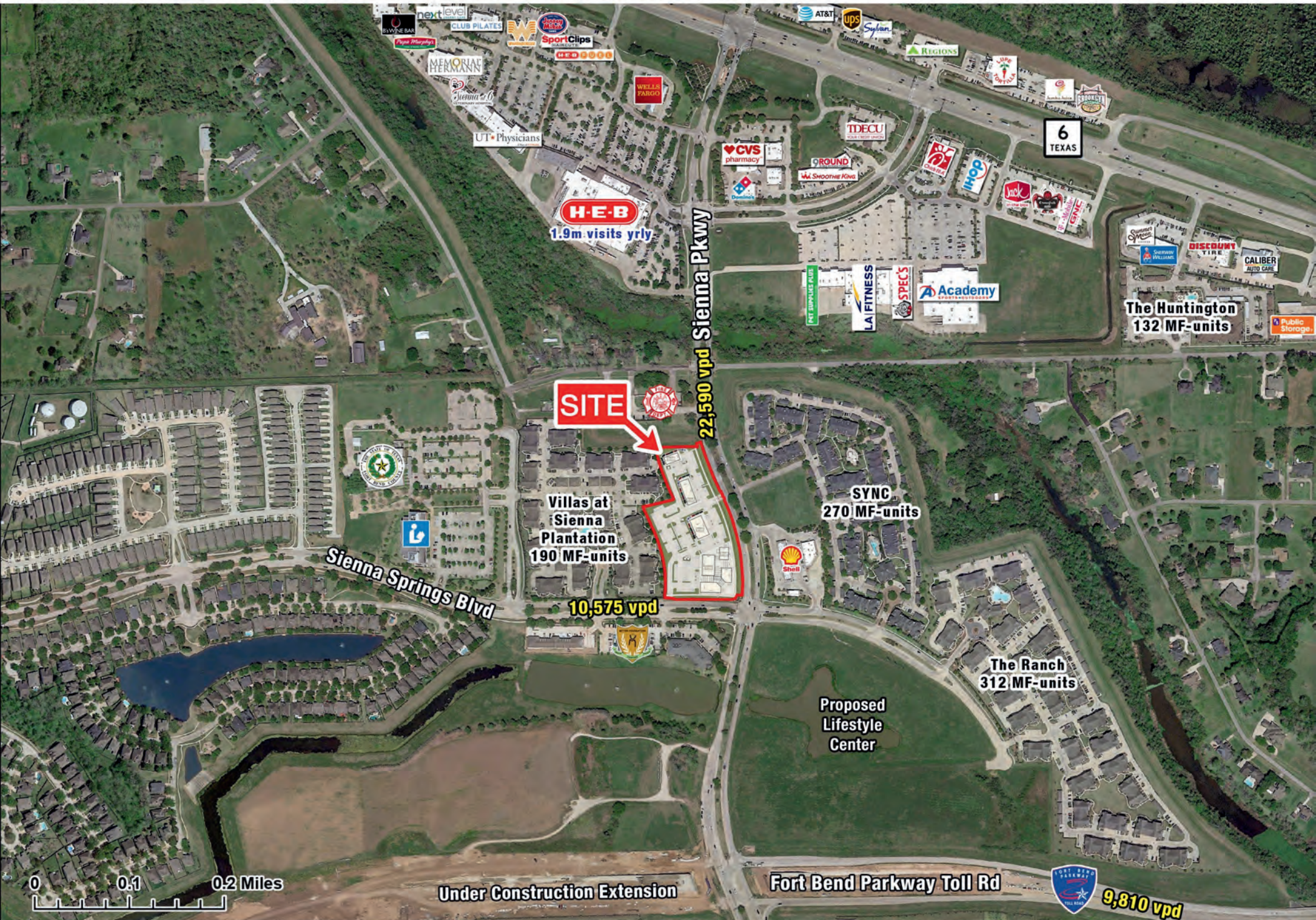


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SITE

H-E-B
1.9m visits yrly

Villas at Sienna Plantation
190 MF-units

10,575 vpd

22,590 vpd Sienna Pkwy

SYNC
270 MF-units

The Huntington
132 MF-units

The Ranch
312 MF-units

Proposed Lifestyle Center

Fort Bend Parkway Toll Rd

9,810 vpd

0 0.1 0.2 Miles

Under Construction Extension

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INFORMATION ABOUT BROKERAGE SERVICES

Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.



TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information on about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD):

The broker becomes the property owner's agent through an agreement with the owner, usually in a written listening to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of each party

to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - that the owner will accept a price less than the written asking price;
 - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

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LICENSE HOLDER CONTACT INFORMATION:

This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

Weitzman

Licensed Broker/Broker Firm Name or Primary Assumed Business Name

Robert E. Young, Jr.

Designated Broker of Firm

James Nathan Namken

Licensed Supervisor of Sales Agent/ Associate

Travis Kyle Knight

Sales Agent/Associate's Name

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713-781-7111

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713-335-4532

Phone

Buyer/Tenant/Seller/Landlord Initials

Date

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