

# THE PRESTON







# THE BAYOU CITY

The nine-county Houston metro area covers more than 9,400 squares miles along the Gulf Coast region in Southeast Texas.

***Houston is considered by many to be the Energy Capital of the world.***

Houston has a highly diversified industry base and is a leader in numerous industries including oil and gas, healthcare, manufacturing and trade. It is a dynamic, international city offering a low cost of living and high quality of life for residents. The metro is attractive to new business with its highly skilled work force, growing sustainability efforts and thriving economy.

***The metro is a beacon of economic strength with the Port of Houston, Texas Medical Center and two major passenger/cargo airports located in the greater Houston area.***

In addition to a healthy business environment, Houston is home to multiple professional sports teams, world-class museums, year-round performance arts, a thriving restaurant scene and a variety of outdoor recreational opportunities.

4th

Most Populous City

5th

Largest Metro

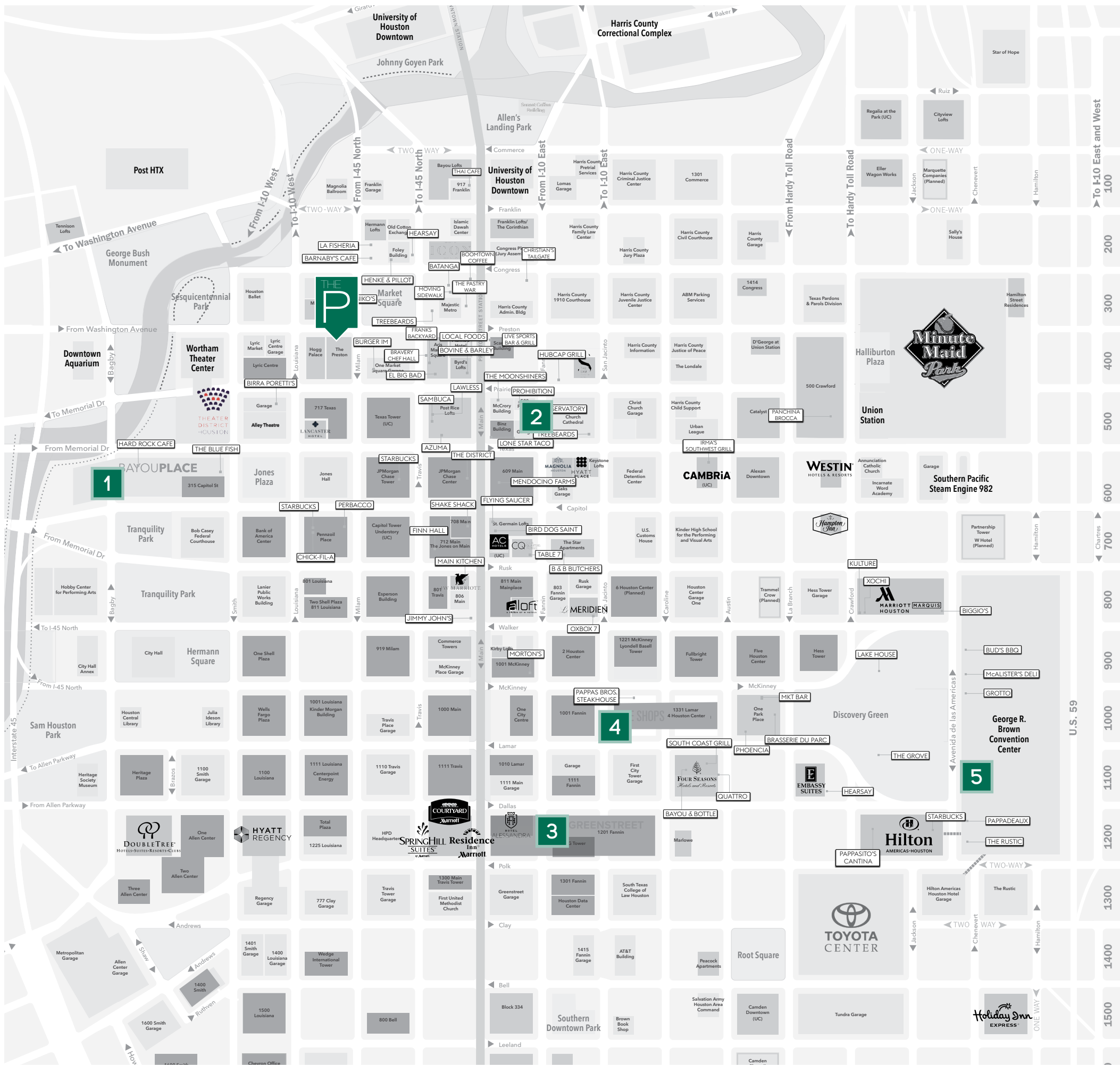
7

Million People Living in Metro

300

Thousand New Residents Gained 2017-2019

# DOWNTOWN



1

## BAYOUPPLACE

- Blue Fish Sushi
- Hard Rock Cafe
- Kabob's Grill
- Little Napoli
- Sundance Movie Theater
- The Bayou Music Center
- The Wine Cellar

2

## CONSERVATORY

UNDERGROUND BEER GARDEN & FOOD HALL

- El Burro
- Moku Bar
- Arte Pizzeria
- Noble Rot Wine Bar
- The Pho Spot
- Gordis Arepas

3

## GREENSTREET

- Anadalucia Tapas
- Bardot
- Caffebene
- Forever XXI
- Guadalajara del Centro
- Hotel Alessandra
- House of Blues
- Ill Forks Steakhouse
- Lucienna
- Lucky Strike Lanes
- McCormick & Schmick's Seafood
- Mia Bella Trattoria
- Pete's Piano Bar
- Salata

4

## THE SHOPS

- Berkeley Eye Center
- Brooklyn Meatball
- Bullritos
- Chase Bank
- Chick-fil-a
- Designs by Dorli
- Doozo's Dumplings & Noodles
- Dress Barn
- Fit Athletic
- Frost Bank
- Funatics
- Jos. A. Bank
- Kelsey Seybold
- Luisa's Pasta
- Massa's South Coast Grill
- Murphy's Deli
- Otto's
- Pappas Bros Steakhouse
- Potbelly Sandwich Works
- Quiznos
- Salata
- Snap Kitchen
- Starbucks
- Subway
- Tejas Grill & Sports Bar
- Thai Basil
- Treebeards
- Wok and Roll

5



- 1600 Bar & Grill
- Biggio's
- Brasserie du Parc
- Cueva
- Grotto
- High Drive
- Kulture
- McAlister's Deli
- Pappadeaux Seafood
- Texas T
- Xochi





## DOWNTOWN DEVELOPMENT

\$8.3

Billion in Development  
Since 2008

50

New Retailers/Restaurants  
Opened in 2018

## RESIDENTIAL

6,086

Current Residential Units

500

Residential Units  
Under Construcion

1,179

Proposed Units

9,395

Current Residential  
Population

## HOTEL

7,803

Current Hotel Keys

564

Hotel Keys  
Under Construction

400

Proposed Hotel Keys

## OFFICE

50

Million SF of Current  
Office Space

1.9M

Under Construction

21%

Vacancy

157K

Employees

## MAJOR EMPLOYERS



Vinson&Elkins

UNITED



Hines

accenture

lyondellbasell

Deloitte.

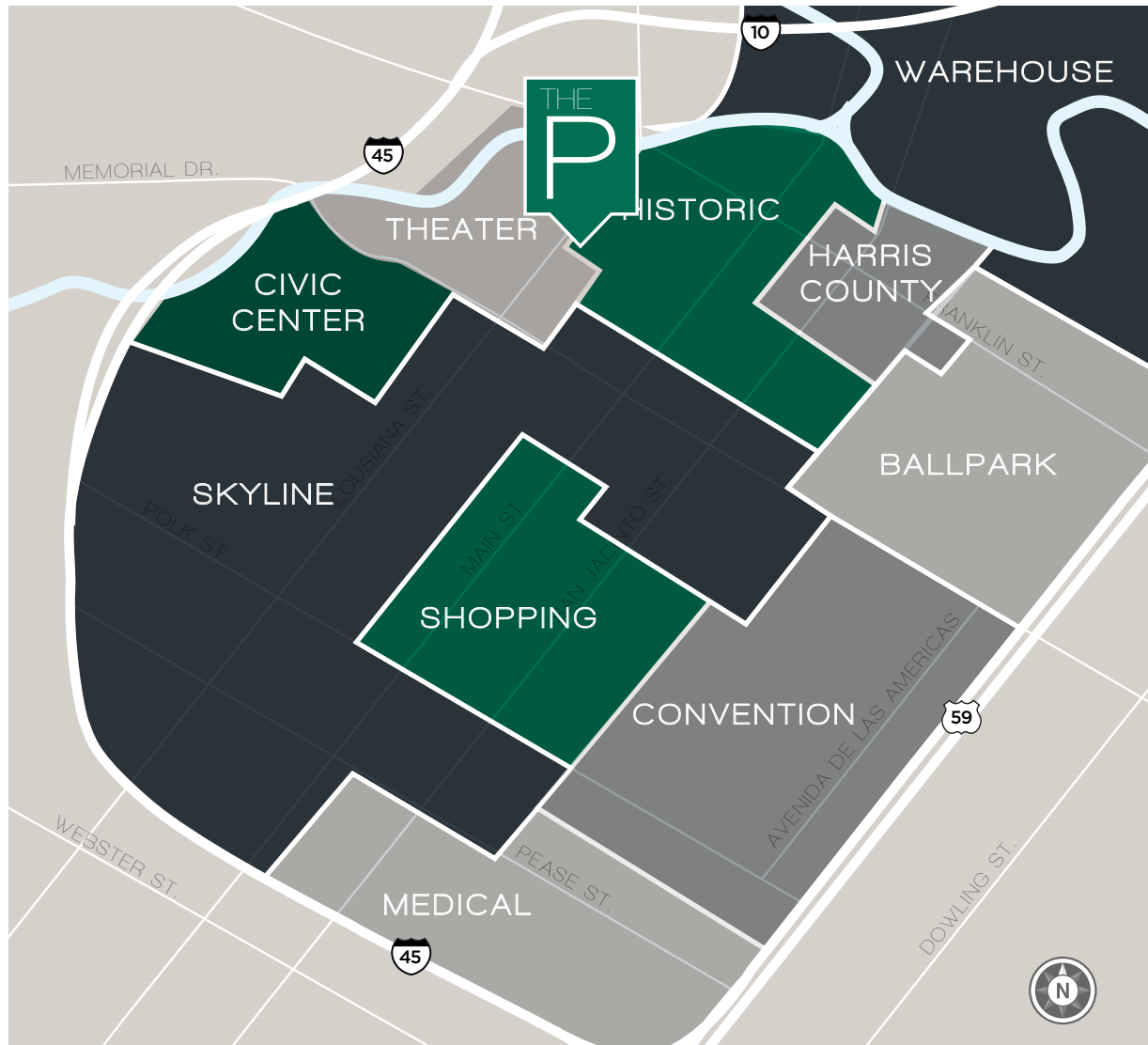




# THE CENTER OF IT ALL

The Preston's prime location between Market Square and the Arts District boasts a WalkScore of 97, with more than 50 bars and restaurants, 40 million square feet of office space, and multiple cultural institutions in the immediate vicinity.

Nearby attractions include the Buffalo Bayou Park System, Jones Hall, The Wortham Theatre, Sesquicentennial Park, the Toyota Center and Minute Maid Park, among others. Bravery Chef Hall, Coterie and the soon-to-open Lyric Market are all within walking distance of The Preston, and over 50,000 square feet of retail is currently underway within one block of the project site.



98

street-level restaurants & nightlife options spanning all price points

13

office buildings with 28,956 Employees

7

cultural attractions including, Buffalo Bayou Park, Jones Hall, The Wortham Theatre, Sesquicentennial Park, the Toyota Center and Minute Maid Park, among others

6

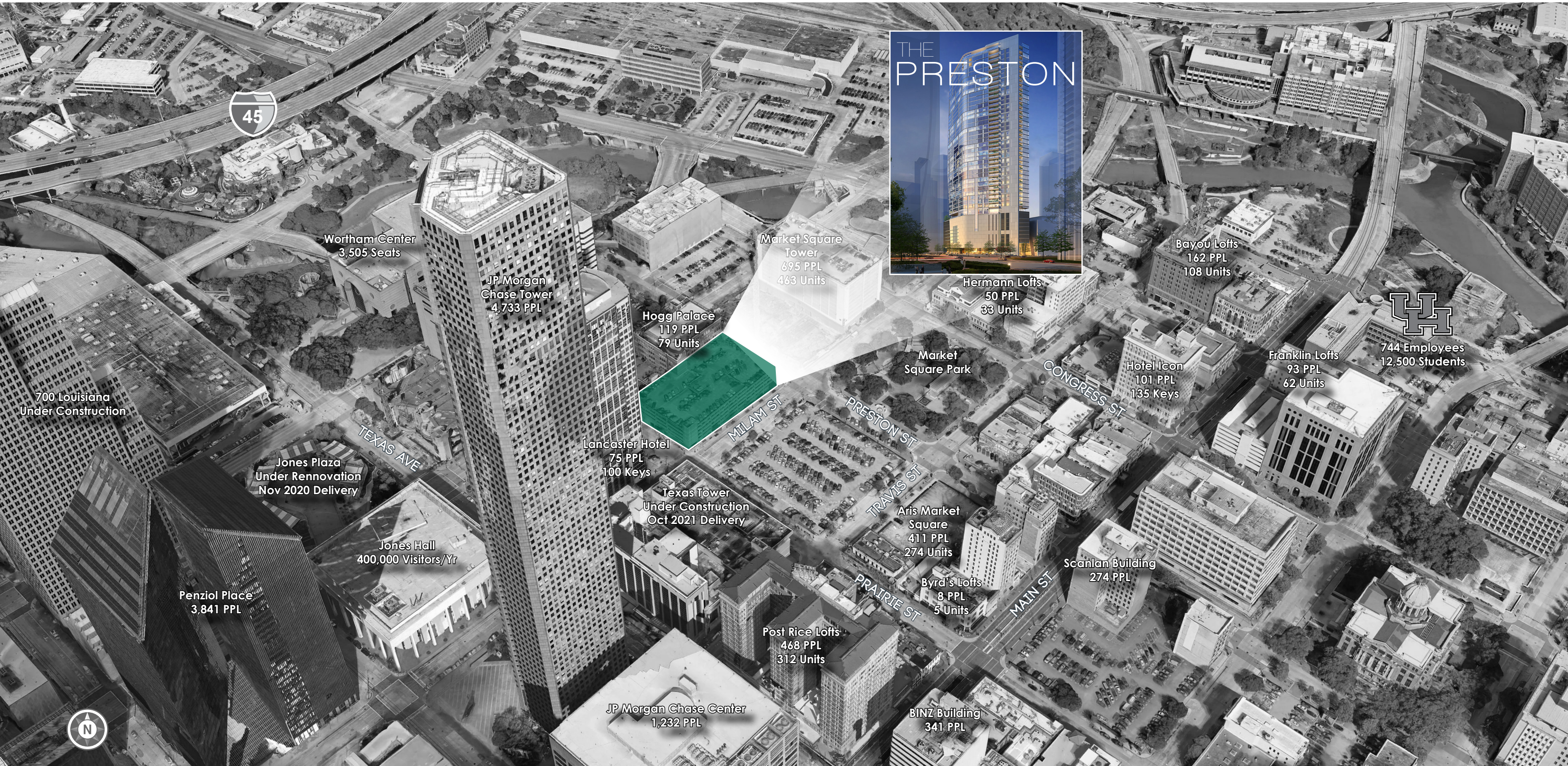
residential Towers, including The Preston 2,230 Residents

5

hotels with 600 keys



# THE PRESTON



46 STORY  
HIGH RISE

373  
LUXURY UNITS

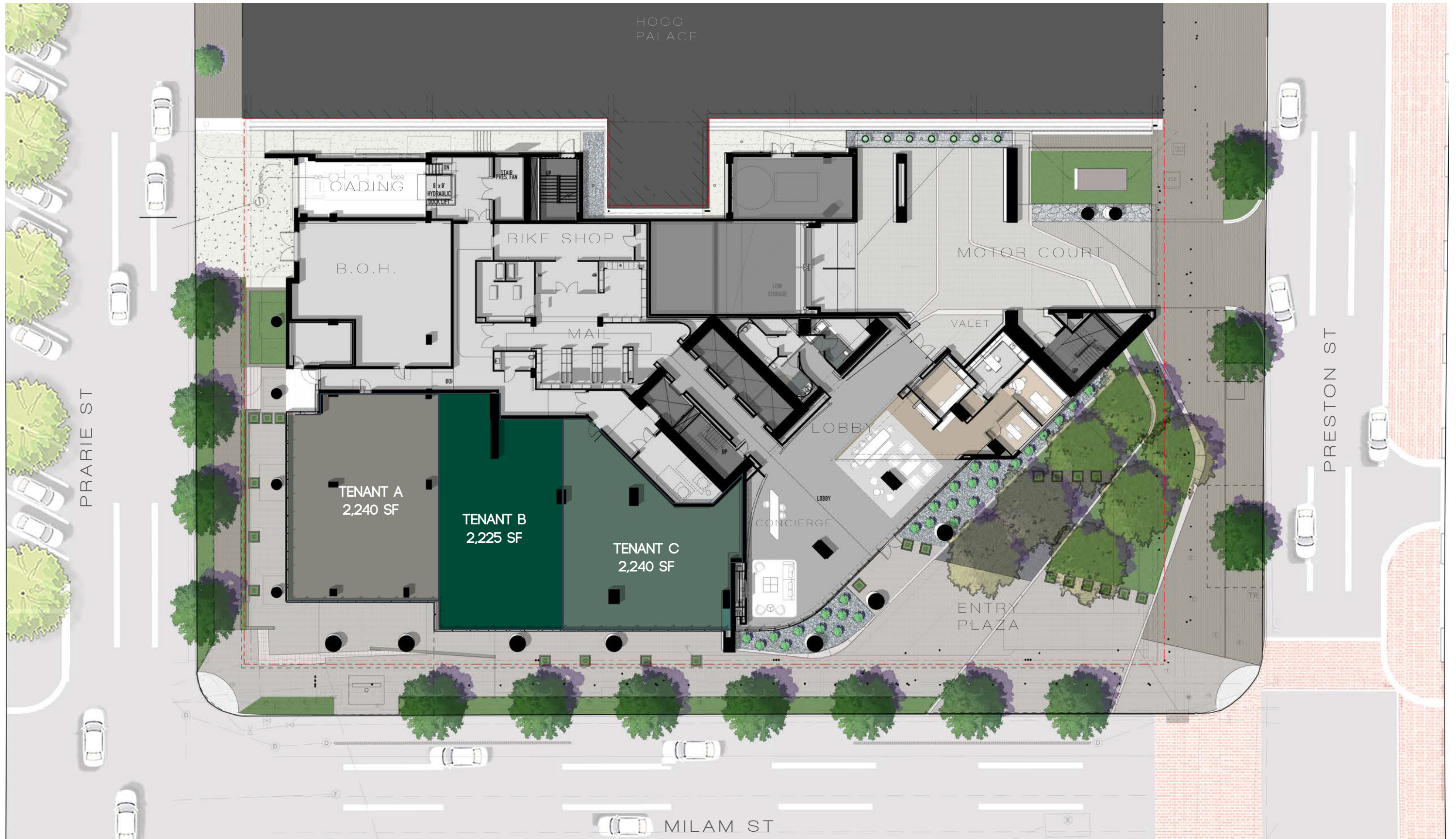
6,800 SF  
RESTAURANT & RETAIL

JUNE 2021  
EST. DELIVERY



# SITE PLAN

At The Preston, there is approximately 6,800 SF of dividable, curated restaurant and retail space located at the prime corner of Milam and Prarie. Tailored to meet the needs of its residents, the street-level space is sure to provide luxurious services and amenities to this residential community.





# THE PRESTON

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