POST OAK *plaza*

LEVCOR

POST OAK plaza

HELLO HOUSTON

Bigger, bolder and better than ever, Houston is having a moment. Our newly reimagined Post Oak Plaza, located in the dense heart of Uptown, is being redesigned with a new retail mix to reap the rewards.

WHY HOUSTON IS HOT

A booming metropolis with Texas-size ambitions, Houston lands on virtually every world's best lists as a premier global destination with a well-deserved reputation. Boasting a dynamic cultural beat fueled by its ethnic diversity. Host to one of the best culinary scenes in the world, offering an eclectic mix of groundbreaking food halls, hot spots and top chefs. Attracting everyone from upwardly mobile professionals to multigenerational families.

POST OAK plaza

HOUSTON IS HOME TO

NASA'S JOHNSON SPACE CENTER
A hub of human spaceflight activity for more than half a century

SPACE CENTER HOUSTON
Houston's first Smithsonian Affiliate museum

THE TEXAS MEDICAL CENTER (TMC)
The largest medical center in the world

14 OF THE COUNTRY'S LARGEST COMPANIES
Only NYC has more

THE MUSEUM OF FINE ARTS HOUSTON
One of the largest in the US

THE MENIL COLLECTION
One of the most important privately assembled collections of the 20th century

7 DESIGNATED CULTURAL DISTRICTS

6 MAJOR LEAGUE SPORTS TEAMS

WORLD-CLASS SYMPHONY, BALLET, OPERA & THEATER COMPANIES

66,600 ACRES OF PARKLANDS, 580 PARKS & OUTDOOR RECREATION

YOUTH, DIVERSITY, EXPLOSIVE GROWTH
MEET THE AMERICAN CITY OF THE FUTURE

FROM SOUTHERN CULTURE TO NATIONWIDE COOL

Make room Austin. Houston's flourishing arts, cultural, culinary and design scenes are taking Texas by storm. And the whole nation is taking notice.

665 SQUARE MILES OF ENERGY, VITALITY & OPPORTUNITY

POST OAK plaza

22.3M+
Annual Visitors (2018)

#1
Largest City in Texas

#4
Largest City in the US
(on track to become #3 by the late 2020s)

#11
America's 100 Best Cities List
(Resonance Consultancy)

3.5M+
International Travelers (2017)

7M+
Residents

315K+
College Students

92K
Hotel Rooms

500+
Art Institutions
(2nd only to NYC)

22
Companies in the Fortune 500
(41 in the Fortune 1000)

15
National Lists
(Best Places to Travel in 2019)

CULTURAL CACHET

Greater Houston is the most ethnically diverse metro area in the US. Host to 145 languages and 90 nations.

The next GLOBAL FOOD MECCA.

The new SOUTHERN CAPITAL of COOL.

Houstonites eat out more times a week than in any other city in America.

"HOUSTON IS NAMED 'THE NEW SOUTHERN CAPITAL OF COOL' FOR ITS FOOD AND DIVERSITY IN 2018."

-GQ MAGAZINE

"I BELIEVE OUR CITY CAN COMPETE WITH ANY CITY AROUND THE WORLD WHEN IT COMES TO BUSINESS AND LEISURE TRAVEL."

-MAYOR SYLVESTER TURNER

THE UPSCALE HUB FOR UPTOWN HOUSTON

Spanning over 6M square feet of retail space, Uptown is Houston's premier shopping, dining, business and entertainment district. Post Oak Plaza puts you in the heart of it all.

A Prime Location

- Surrounded by Houston's most affluent upscale shoppers, diners and spenders
- On the city's most enviable corner – San Felipe Road and Post Oak Boulevard
- Blocks from the famed Galleria – the largest shopping destination in Texas
- Fueled by the region's thriving urban growth, nonstop new home construction and rising consumer incomes
- With instant access to three major freeways – I 610 (West Loop), US 59 and I-10
- Within easy reach of over 986,000 cars daily
- Surrounded by nearly 20 million square feet of Class A office space

UPTOWN RISING

Highly affluent neighborhoods. High-paying jobs. High-rent residential towers. Less than 8 miles from Downtown Houston, Uptown holds its own among local markets like Houston Heights, Montrose, The Memorial Villages, River Oaks and West University Place.

Not to mention national shopping, dining and entertainment districts like Preston Center and Knox District (Dallas), The Domain (Austin), Scottsdale Fashion Square, Buckhead Atlanta and Newbury Street (Boston).

INCOMES OF $1.2M TO $160,000 DRIVE MAJOR BUYING POWER TO POST OAK PLAZA.

SHOP

$4B+
Annual Gross Retail Sales (2019)

1K+
Shops & Boutiques

11%+
Of Houston's Taxable Retail Sales

DINE

100+
Cafes, Wine Bars & Restaurants

4 of 7
Houston's AAA Ranked "4 Diamond Restaurants"

WORK

22%
Of Houston's Class A Office Space

28M SF
Commercial Office Space

2K
Companies

STAY

26M
Annual Visitors

39
Hotels *(more than any district)*

8.4K+
Hotel Rooms

$295M
Hotel Revenue (2019)
Highest RevPAR in Houston

LIVE

185K+
Residents Within a 3-Mile Radius

$160K+
Average HH Income

37
Average Age

ONE OF THE LARGEST BUSINESS DISTRICTS OUTSIDE A CBD IN THE US.

HOME TO HOUSTON'S BIG SPENDERS

HOUSTON'S ULTIMATE RETAIL HAVEN

From international fashion powerhouses, groundbreaking culinary hotspots and luxury retreats to titans of business and architecture, Uptown is one of the top shopping, dining, working and spending districts on earth.

IN THE NEIGHBORHOOD

- Post Oak Boulevard – red-carpet pedestrian gateway of tree-lined streets
- The Galleria – 5th largest retail complex in the US with 1M SF of mega-luxury retailers, including Chanel, Louis Vuitton and Versace, plus 30M shoppers a year

STAYING POWER

- The Post Oak Hotel – Houston's only Forbes Five-Star hotel and AAA Five-Diamond destination
- The Westin Galleria Houston – AAA Four-Diamond hotel
- The Westin Oaks Houston – AAA Four-Diamond hotel

POST OAK PLAZA

CAPTURES UPTOWN'S URBAN ENERGY AND GLOBAL RETAIL REPUTATION IN THE EPICENTER OF EVERYTHING.

POST OAK plaza

HOW POST OAK PLAZA DELIVERS

With a strategic location on every retailer's radar—plus plenty of reasons for customers to return, again and again—Post Oak Center is a dynamic destination that's ready for business.

LIVABILITY – Surrounded by daily needs that drive traffic
VISIBILITY – Great sight lines to San Felipe and Post Oak
ACCESSIBILITY – Easy access from all points Houston
PARKABILITY – Abundant parking, steps from your front door

MODERN, MOBILE & REMARKABLY ACCESSIBLE

POST OAK PLAZA NEXT

Redefined for new generations, Post Oak Plaza is transforming the retail experience through a series of modernizations to attract more affluent customers and upscale tenants.

THE MAGNET FOR A NEW BEST-IN-CLASS TENANT MIX

- Redesigned exteriors for a more contemporary, Houston-inspired aesthetic
- Renovated façades to create individualized storefronts and visible signage
- Newly opened central gathering space for pop-ups and one-of-a-kind concepts
- Enhanced landscape design to encourage longer stays
- Better connectivity for walkability
- Due for a Q4 grand debut

SITE PLAN

01 Home Source
02 AVAILABLE 4,501 S.F.
03 Sensia
04 UPS
05 AVAILABLE 1,405 S.F.
06 Body 20
07 AVAILABLE 4,000 S.F.
08 AVAILABLE 2,833 S.F.
09 FedEx
10 Toys to Love
11 Eye Elegance
12 il Bracco**

A Pinto Ranch
B AVAILABLE 2,980 S.F.
C The Arrangement
D Marugame Udon**
E Madison Lily
F Post Oak Nail Lounge
G Bill Walker Clothier
H Kenny & Ziggys**
I AVAILABLE 12,497 S.F.
J AVAILABLE 7,770 S.F.
K AVAILABLE 17,010 S.F.
L Restaurant Opening Soon**

A COVETED ADDRESS WITH EASY ACCESS & CONNECTIVITY

POST OAK PLAZA

Post Oak Boulevard & San Felipe Road
Houston, TX

TOTAL LAND AREA	503,395 S.F.	
TOTAL BUILDING AREA (GLA)	137,022 S.F.	
DENSITY	27.2%	

PARKING REQUIREMENTS

RETAIL (4 SPACE/1,000 S.F.)	97,514 S.F.	390 SPACES
RESTAURANT (4 SPACE/1,000 S.F.) (RESTAURANT AREA UNDER 20% AT MIXED USE BLDGS)	27,426 S.F.	110 SPACES
RESTAURANT (8 SPACE/1,000 S.F.) (RESTAURANT AREA OVER 20% AT MIXED USE BLDGS)	7,657 S.F.	062 SPACES
TOTAL PARKING REQUIRED		599 SPACES
TOTAL PARKING PROVIDED		687 SPACES
TOTAL H.C. PARKING REQUIRED (RESTAURANT AREA OVER 20% AT MIXED USE BLDGS)		013 SPACES
TOTAL H.C. PARKING PROVIDED		018 SPACES

DRIVING SUCCESS ACROSS THE SOUTHWEST

LEVCOR embraces its mission to develop exciting retail and mixed-use properties. We apply experienced vision and an agile mindset to outperform a competitive market. We act as a trusted partner for our investors and tenants to enable the success of our projects. We deliver innovative and sustainable real estate developments that benefit surrounding communities while representing sound investments for the company.

POST OAK PLAZA

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