



PECAN
SQUARE™



LOCATED IN
Northlake, TX

— TOWN IS BETTER WHEN THERE'S A LITTLE COUNTRY MIXED IN —

WE PRONOUNCE IT
Puh•Kahn

YOUR
GUIDE
TO THE
COMMUNITY



NEW HOMES FROM THE MID
\$200s TO THE **\$600s**

Welcome to
Pecan Square.
Where the people
are friendly, the
land is beautiful,
and life is good.

A new community
is blossoming on
the Texas prairie.
Designed to feel
fresh, but familiar.
Like the town you
grew up in. Or
wish you had.



□ Schools

GREAT SCHOOLS NOW AND LATER

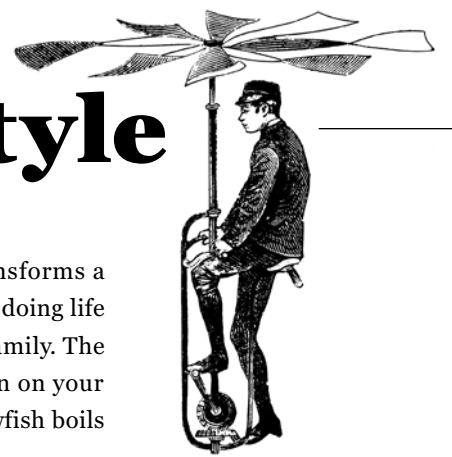
From day one, kids will attend school in the acclaimed Northwest Independent School District. In the future, Pecan Square will have its own elementary, middle and high schools. And what's school without a little spirit? You'll be happy to know that the high school will have an onsite stadium complex for those Friday night lights, tailgates and band performances.



□ Lifestyle

LET'S PLAY

A full-time Lifestyle Manager transforms a community by creating a culture of doing life together. Neighbors become like family. The Lifestyle Manager also puts the fun on your calendar with everything from crawfish boils to puppy yoga.



□ Technology

HOME LIFE 2.0

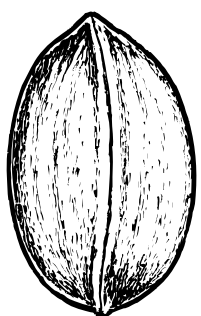
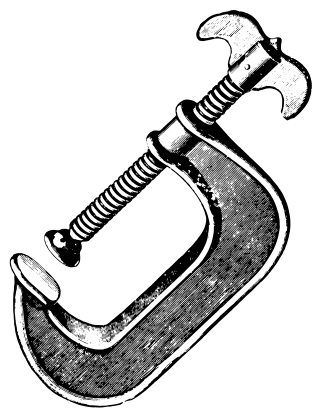
Advanced technology comes standard with every home. This includes half-gigabit internet that's fully accessible in every room, Ring Video Doorbell, Alexa-activated Echo Show, and other super-cool ways to connect. Not tech-savvy? No worries, we'll have a dedicated IT pro standing by.



□ Homes

A VARIETY OF ARCHITECTURE

Pecan Square will have a range of architecture that's rare in new neighborhoods. Of course, that mix comes easy when you have 10 builders, 6 different product types and 3 different exterior elevations for every floorplan. It's how we make our planned community look a little less ... well, planned. And how we're certain that there's something for everyone here.



Pecan trees at the entry are a tip of the hat to the iconic Texas ranch. That's how you always knew you were almost home.

-Fred Balda, President of Hillwood Communities



WE ARE
·BEST·
 FRIEND
FRIENDLY

Dogs are family at Pecan Square, with special surprises just for them.

MEET
• ME AT THE •
SQUARE



Pecan Square nurtures the kind of connection that came so naturally to our original Texas towns. With an honest-to-goodness town square that invites people to come out and meet the neighbors.

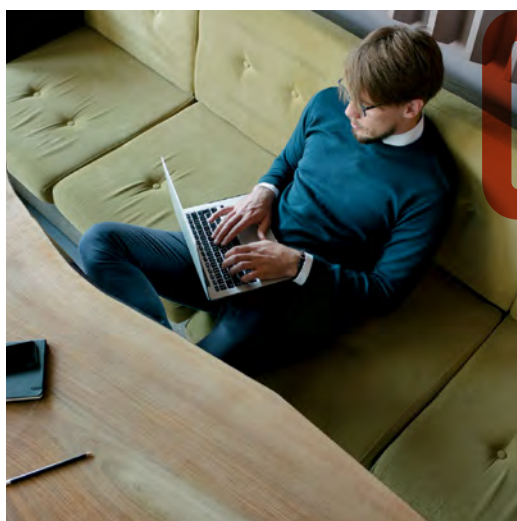
-Mark Meyer, Landscape Architect, TBG Partners



01

JACKSON HALL

The pulse of the community, where people meet and gather for events. Like parties and swim meets at the pool. Or just some friendly competition in the game room.*



02

CO-WORKING SPACE

A flexible work space, with work stations, meeting rooms, and all the conveniences you need—but close to home.*



03

THE LAWN

Morning yoga. Picnics. Or just tossing a football around. This big grassy space was made for bare feet.*



04

FITNESS CENTER

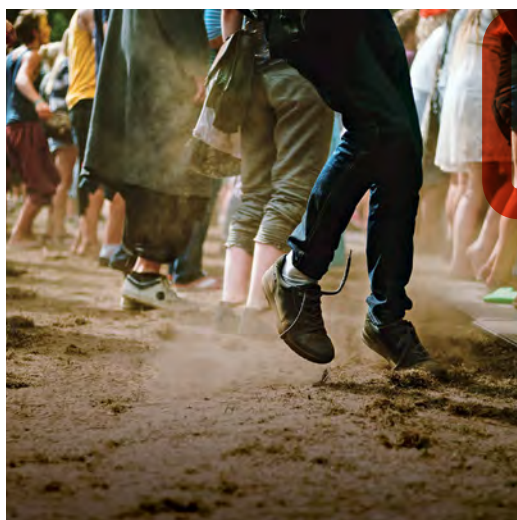
It's state-of-the-art, and there anytime you need it. The idea is that if it's easier to workout, you'll just do it.**



05

POST & PARCEL

Online shoppers (pretty much everyone) will appreciate secure lockers for Amazon package pickup.*



06

THE ARENA

A 22,000-sq. ft. former horse arena, lovingly repurposed for community events, live music and games on covered sports courts.**

There is a natural relationship that occurs between town and country. It has happened throughout history, and it's happening again—here.

*Under construction | **Future amenity



NEW HOMES FROM THE MID
\$200s TO THE \$600s

- DREES CUSTOM HOMES
2,400+ sq ft (70')
- PLANTATION HOMES & TOLL BROTHERS
2,300-3,700 sq ft (60')
- DAVID WEEKLEY HOMES & PERRY HOMES
2,000-3,000 sq ft (50')
- D.R. HORTON & PULTE HOMES
1,800-2,800 sq ft (50')
- HIGHLAND HOMES & ASHTON WOODS
1,400-2,500 sq ft (40')
- CB JENI HOMES
1,800-2,200 sq ft (25' Townhome)

- MODEL HOMES
- NATURAL AREAS AND PARKS
- PHASE I OUTLINE
- COMMERCIAL
- SCHOOLS



The details as shown on this map exhibit are for illustrative purposes only and are by no means a guarantee that future improvements will be constructed. The information provided is not drawn to scale and is subject to change based on the Developer's (Hillwood and any of its affiliated entities) discretion at any time. Furthermore, the development and phasing of the development is subject to market conditions and other unforeseen conditions that may occur. Hillwood Communities September 2019

THIS LAND. YOUR LAND.

The Texas prairie calls you, its pecan trees and open sky, an invitation to what's next—a new mix of town with country roots. And it's an open invitation to start laying down roots of your own.



PECANSQUAREBYHILLWOOD.COM



• **FIND** •
US IN
NORTHLAKE

Approximately 1 mile west off of I-35W. From I-35W, take exit FM 407 west and follow the signs.

