

FULBROOK

AT HOME WITH NATURE

Simple luxury defines this estate community with its distinctive custom homes, wide-open spaces and natural beauty of Texas.

COMMUNITY:

Total Acres: Over 1,000 acres

Conveniently located off FM 1093

Waterfront lots on the high bank of Brazos River and Oxbow Lake

Approximately 200 acres of lakes and open space

Building sites outside 100 year floodplain

1093/Westpark Toll Road expansion underway for even easier access to Houston business hubs

AMENITIES:

10 Boat Slips on Oxbow Lake for canoes, kayaks, etc.

Pavilion with indoor and outdoor entertainment areas

Century-old pecan and oak trees adorning winding roads

Miles of Hiking Trails

Casting Dock with Picnic Area on Oxbow Lake

Uniform split rail fencing throughout the community



PRESTIGIOUS CUSTOM HOME BUILDERS

Arrow Custom Homes
Courtland Building Company, Inc.

Fairmont Custom Homes
Ronny Carroll Custom Homes



ACCLAIMED LCISD SCHOOLS

COMMITTED TO HAVING
MORE SCHOOLS WITH
FEWER STUDENTS IN
EACH CLASSROOM

Serving Fulbrook Residents
Beginning 2016-2017 School Year

- Huggins Elementary (K-5)
- NEW Leaman Junior High School (6-8)
- NEW Fulshear High School (9-10)
- Foster High School (11-12)



HOMES:

Country Estates
 Acreage lots typically range from 1 to 3 acres, with limited lots up to 8 acres
 No MUD Tax
 1.97 Total Tax Rate prior to Homestead



WELCOME CENTER:

5530 Fulbrook Green
 Fulshear, Texas 77441

Turn onto Fulbrook Road, about one mile west of downtown Fulshear. Welcome Center is on the left near the pavilion.



MEETING ROOM AND OUTDOOR PAVILION

FULBROOK MAP LEGEND

- SECTION 1
- SECTION 2 new lots available
- SECTION 3 new lots available
- SECTION 4
- SECTION 5 new lots available
- Future Development

Amenities

- Nature Trails
- Park/Nature Areas
- Playground
- Welcome Center
- Pavilion
- Gazebo
- Birdhouse Village
- Boathouse
- Casting Dock

FULBROOK

281.346.0027 FulbrookHomes.com



RIVER FRONT LOTS

A Trend Development Community
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