



THE HIGHLIGHT

AT HOUSTON CENTER



THE HIGHLIGHT

OCCUPYING FIVE BLOCKS ALONG MCKINNEY STREET, THE NEW HOUSTON CENTER ENGAGES VISITORS AND USERS BY ACTIVATING BOTH SIDES OF THE STREETScape.

The Highlight at Houston Center is the epicenter of culture in downtown. A modern, forward-thinking community and destination alive with entertainment, restaurants, and nearby world-class hotels, the 200K SF of retail space offers a variety of offerings for tenants and guests alike.

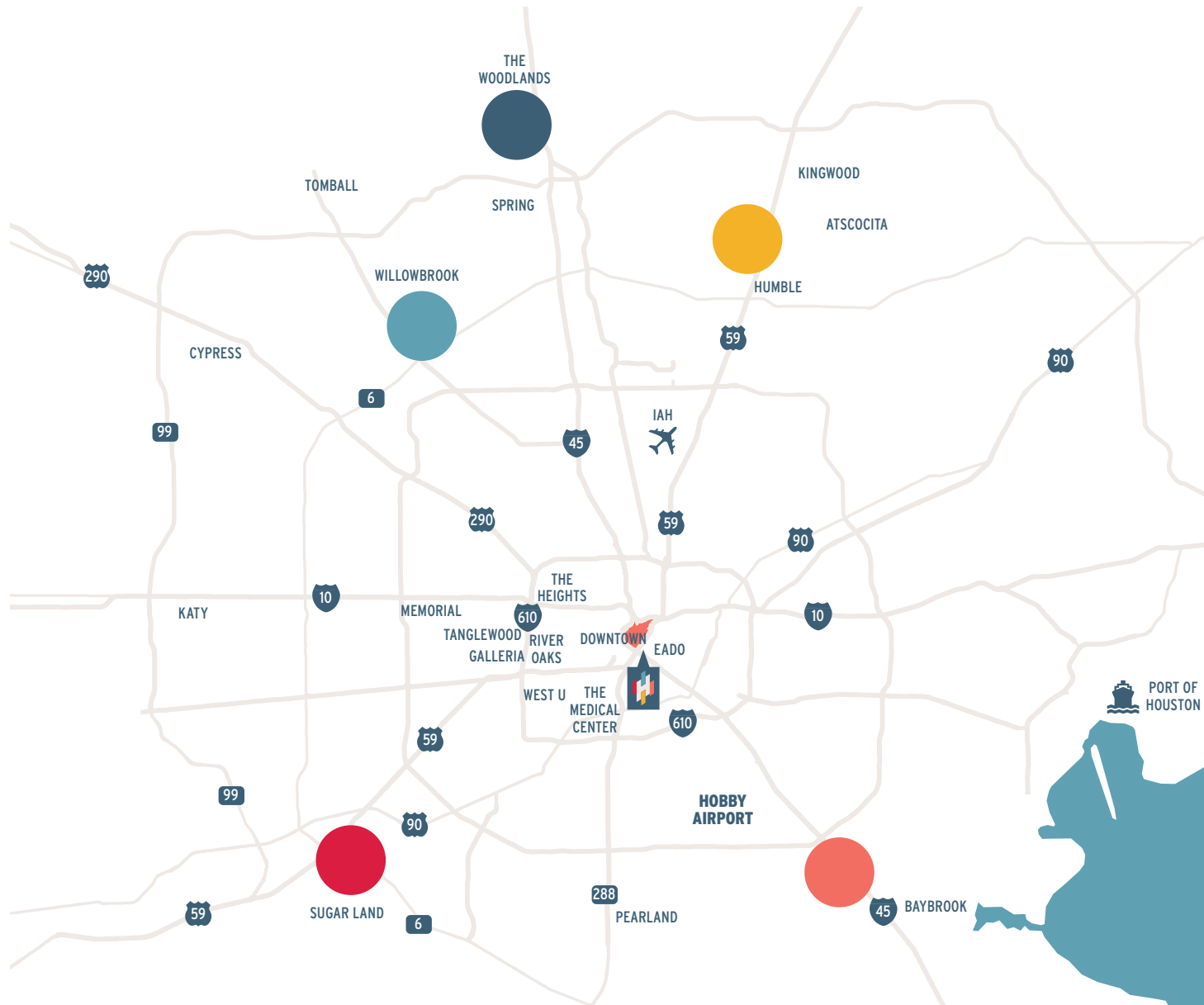
The vibrant central plaza features a digital water wall, flexible entertainment space, and an iconic monumental staircase that extends from street to skybridge, enhancing the connectivity of the four building complex.

A new glass entry at the corner of McKinney and Austin Streets leads you directly into the reimagined dining, entertainment and shopping venues at The Highlight, which is also connected to the downtown Houston tunnel system.

HOUSTON NEIGHBORHOODS

DRIVE TIME MINUTES

- 14 MIN—West University Place
- 15 MIN—The Heights
- 16 MIN—The Galleria
- 17 MIN—River Oaks
- 17 MIN—Tanglewood
- 19 MIN—The Medical Center
- 23 MIN—Memorial
- 24 MIN—Hobby Airport
- 27 MIN—George Bush Intercontinental Airport (IAH)
- 27 MIN—Sugar Land
- 32 MIN—Baybrook
- 35 MIN—Cypress
- 36 MIN—The Woodlands Mall
- 37 MIN—Katy
- 38 MIN—Kingwood
- 40 MIN—Port of Houston



BROOKFIELD MALLS

BAYBROOK
500 Baybrook Mall

DEERBROOK
20131 US-59

FIRST COLONY
16535 Southwest Fwy

THE WOODLANDS
1201 Lake Woodlands Dr.

WILLOWBROOK
2000 Willowbrook Mall



ALL IN A LUNCH
HOUR'S WORK.

UPGRADE YOUR DAY



MAJOR EMPLOYERS



DOWNTOWN HOUSTON

66,838

RESIDENTS
CURRENTLY LIVE
DOWNTOWN

3,200

NEW RESIDENTIAL
UNITS DELIVERED IN
PAST 24 MONTHS

1,779

NEW RESIDENTIAL
UNITS PLANNED OR
UNDER CONSTRUCTION

158,000

EMPLOYEES
WORK
DOWNTOWN

220,000

PEOPLE VISIT
DOWNTOWN ON
A DAILY BASIS

46%

RESIDENTS WITH
BACHELOR'S DEGREE
OR HIGHER

\$96,098

AVERAGE
HOUSEHOLD
INCOME

11 MILLION

PEOPLE ATTEND DOWNTOWN HOUSTON CULTURE
& ENTAINMENT ATTRACTIONS ANNUALLY

8

SCHOOLS &
UNIVERSITIES

1.2 MILLION

PEOPLE STAY IN DOWNTOWN HOUSTON
HOTELS ANNUALLY

7,803

HOTEL ROOMS

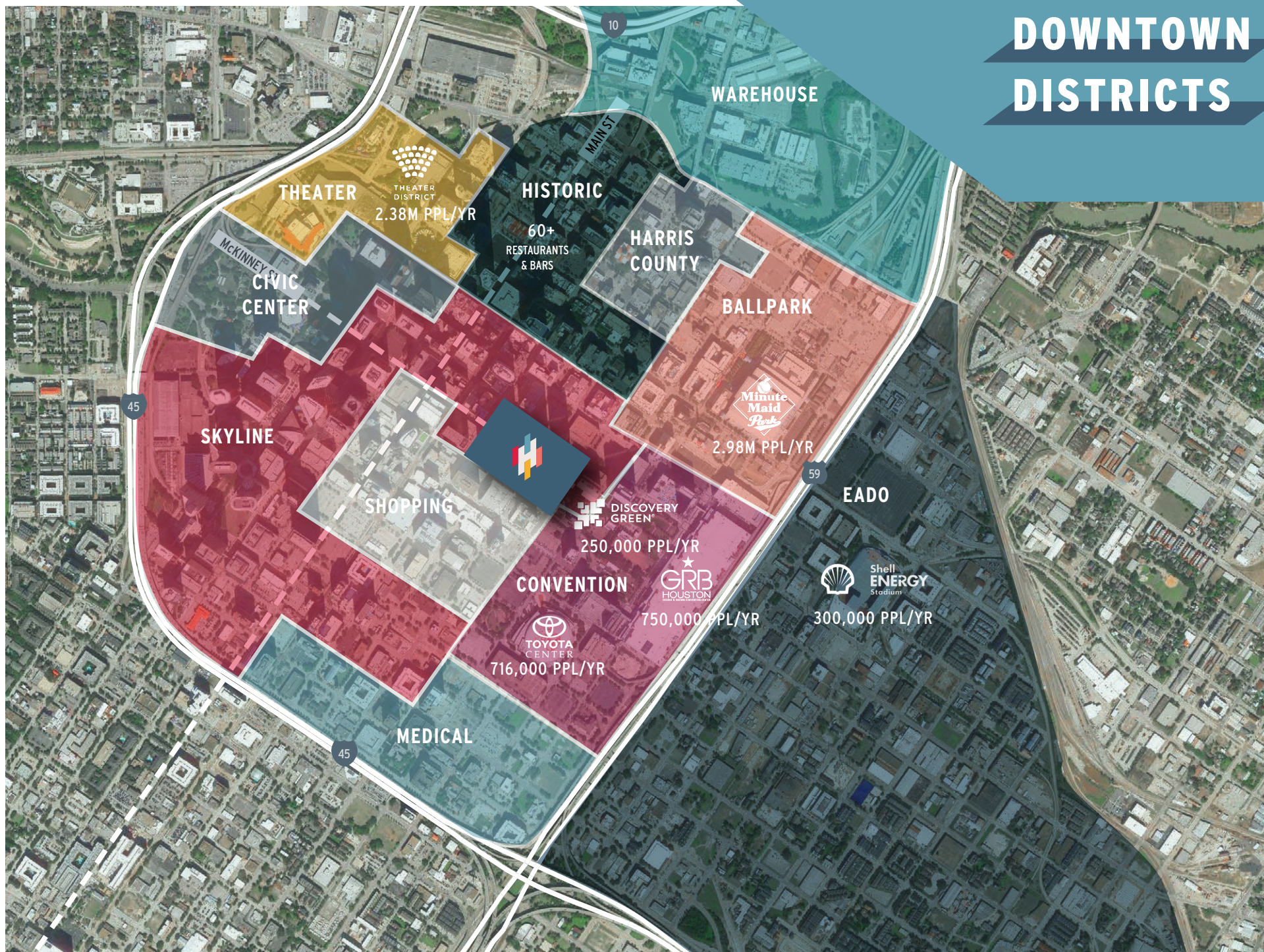
25

HOTELS

51.3 MILLION

SF OF EXISTING
OFFICE SPACE

DOWNTOWN DISTRICTS



ELEVATE YOUR WORKDAY

Dining, shopping, and entertainment
are just steps away.



DISTANCE TO THE FOLLOWING

 DISCOVERYGREEN	 GRB HOUSTON	 TOYOTA CENTER	 Minute Maid Park	 Shell ENERGY Stadium	 THEATER DISTRICT HOUSTON
500 FT	0.2 MI	0.3 MI	0.4 MI	0.7 MI	0.9 MI

WITHIN WALKING DISTANCE OF

10 HOTELS

56,778 EMPLOYEES

20M SF OF
EXISTING OFFICE



HOUSTON CENTER

AN EXCITING DESTINATION IN
HOUSTON'S DOWNTOWN CORE

Whether it be for lunch, a workout,
happy hour, or beyond, The Highlight
at Houston Center is here to upgrade
your day.

HOUSTON CENTER BY THE NUMBERS

4 MILLION SF OF OFFICE

4 OFFICE TOWERS

12,000 EMPLOYEES

404 HOTEL ROOMS
AT THE ADJACENT FOUR SEASONS

200,000+ SF
RETAIL, ENTERTAINMENT, AND
RESTAURANT SPACE



DOWNTOWN TRANSPORTATION



B HOUSTON B-CYCLE

Public bike-sharing network

6 stations located within walking distance of the complex

M **M** METRO

8 rail stations within 2 blocks of the campus

P **R** PARK & RIDE

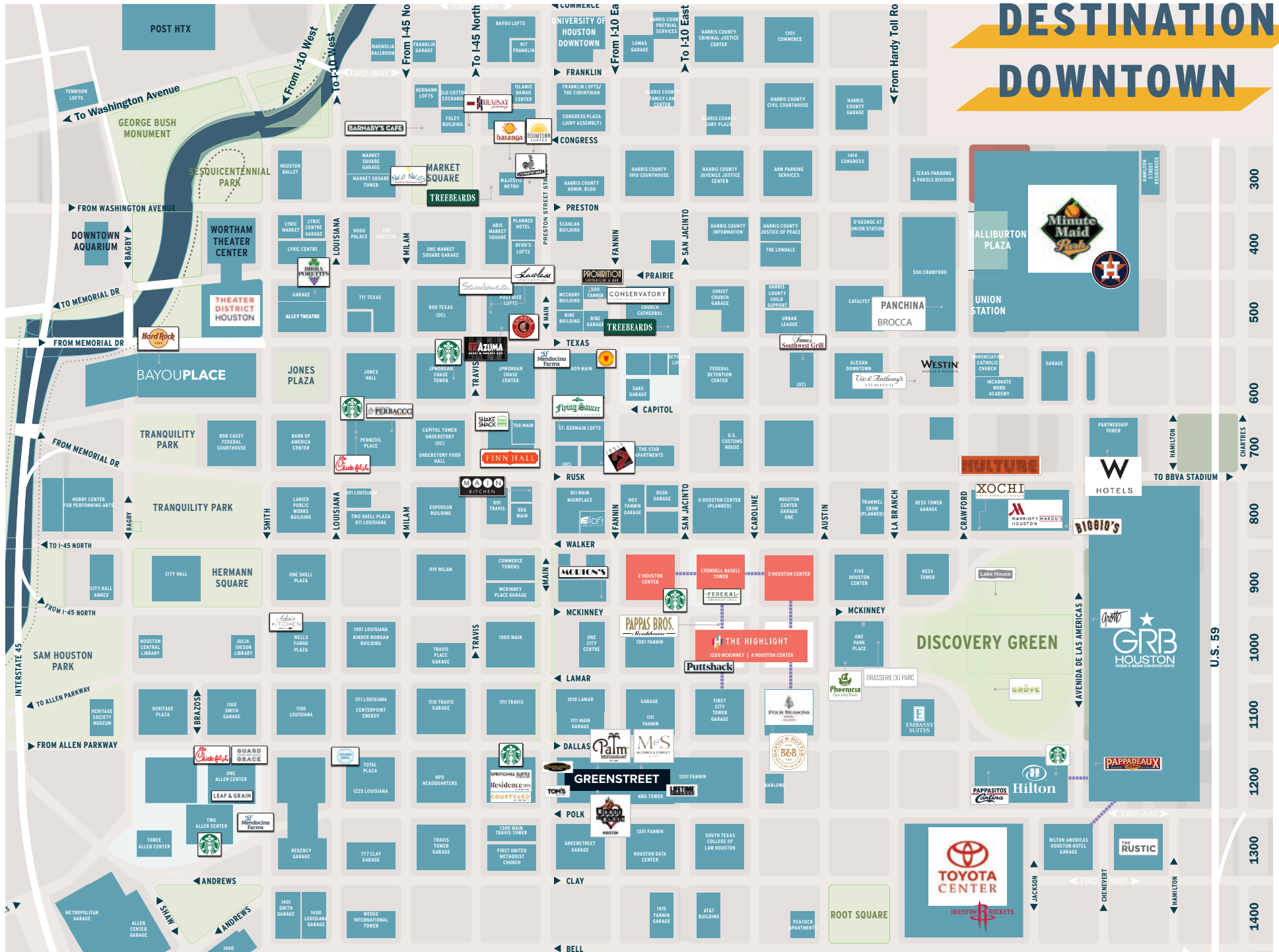
26 Park & Rides located around the greater Houston area that provide direct nonstop service to downtown

Z ZIPCAR

Convenient car sharing program in downtown Houston

2 locations within one block of the campus, 5 total locations

DESTINATION DOWNTOWN



CONVENIENT ACCESS & PARKING

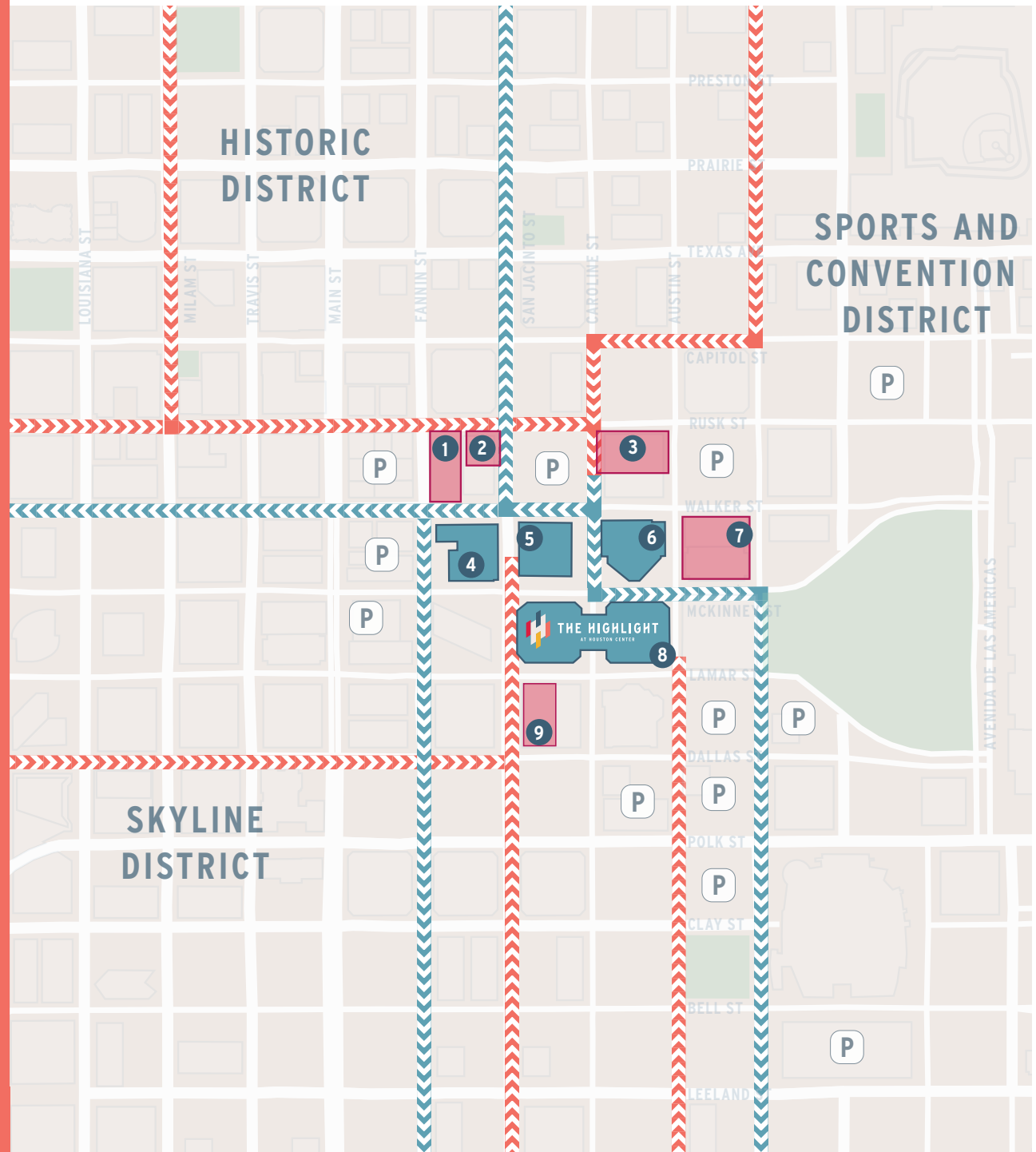
ACCESS

INGRESS

EGRESS

PARKING

- 1 REGENCY PARK—1050 spaces
- 2 RUSK GARAGE—631 spaces
- 3 HOUSTON CENTER GARAGE 1—1330 spaces
- 4 2 HOUSTON CENTER—493 spaces
- 5 LYONDELLBASELL TOWER—317 spaces
- 6 3 HOUSTON CENTER—291 spaces
- 7 5 HOUSTON CENTER—1219 spaces
- 8 4 HOUSTON CENTER—510 spaces
- 9 FIRST CITY TOWER GARAGE—732 spaces



SITE PLAN



01—TUNNEL ACCESS

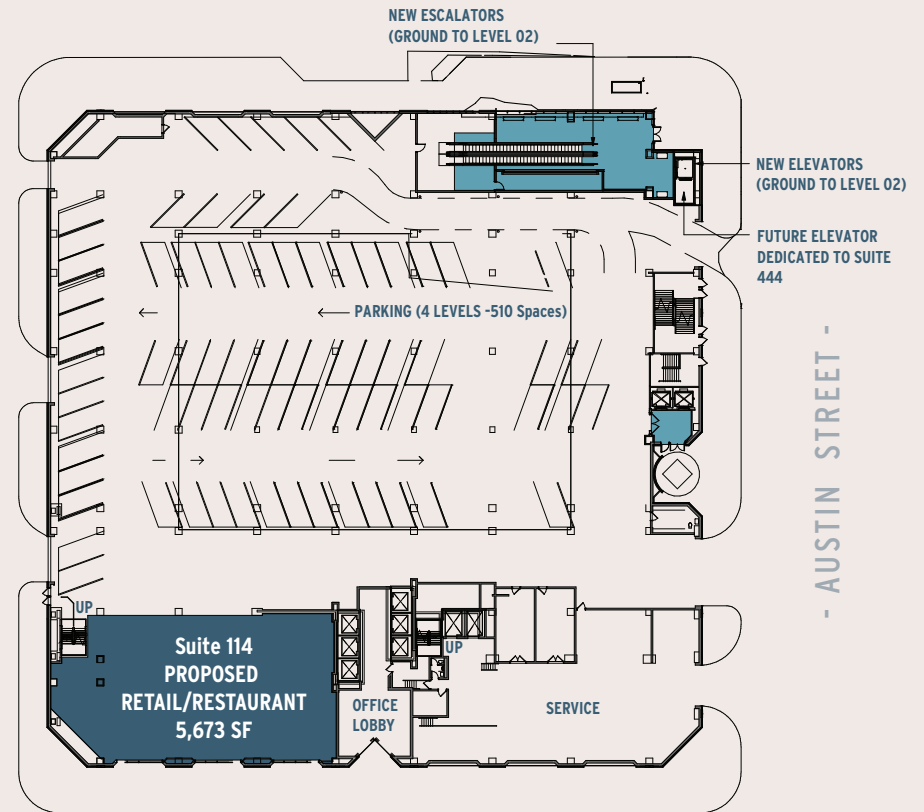
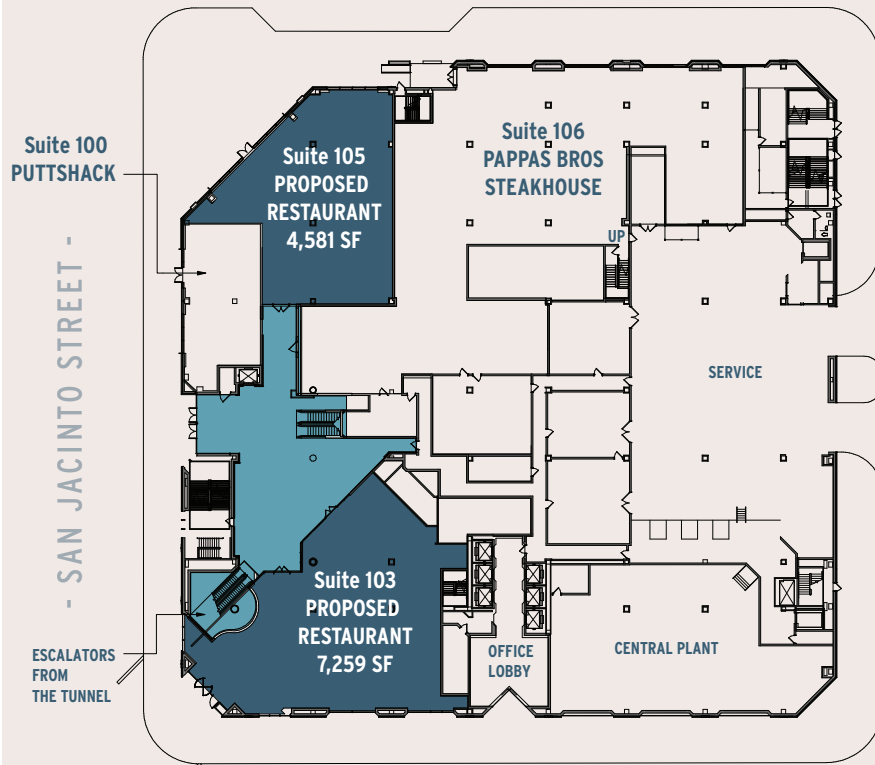
02—ENTRY ESCALATOR FROM SAN JACINTO ST.

03—NEW ENTRY ESCALATOR FROM MCKINNEY ST.

04—ENTRY FROM AUSTIN ST.

STREET LEVEL RETAIL

- MCKINNEY STREET -



AVAILABLE

COMMON AREA

10th Floor Plan Details:

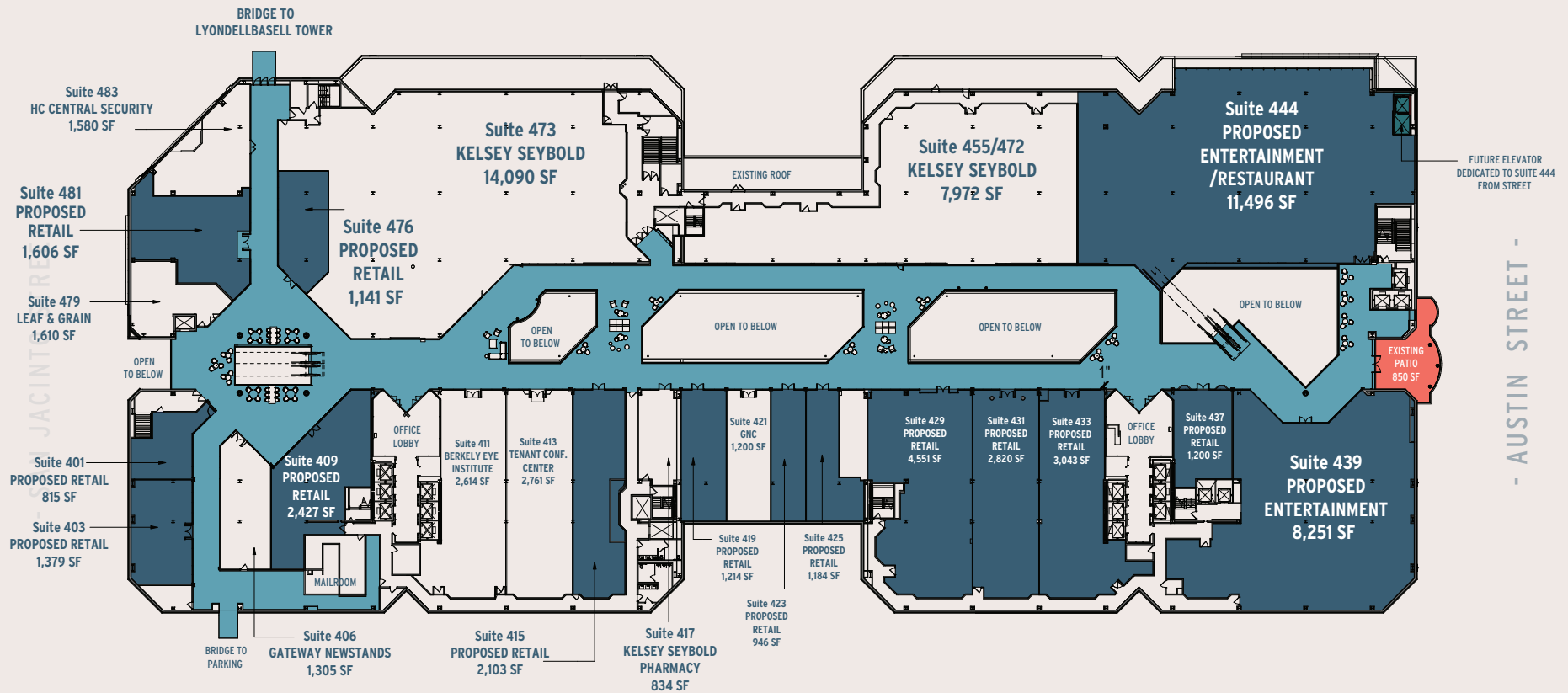
- West Side (San Jacinto Street):**
 - Suite 300 PUTTSHACK 24,928 SF
 - Suite 301 PROPOSED RETAIL 8,423 SF
 - Suite 309 PROPOSED RETAIL 1,200 SF
 - Suite 311 LANCE CONSTRUCTION 1,665 SF
 - Suite 312 PROPOSED RETAIL 3,039 SF
 - Suite 313 IMMERSIVE GAMEBOX 2,372 SF
 - Suite 315 PROPOSED RETAIL 744 SF
 - Suite 319 PROPOSED F&B 704 SF
 - Suite 321 PROPOSED F&B 750 SF
 - Suite 325 PROPOSED F&B 582 SF
 - Suite 327 PROPOSED F&B 2,158 SF
- Central Core:**
 - Suite 387 PROPOSED RETAIL 500 SF
 - Suite 389 PROPOSED RETAIL 1,080 SF
 - Suite 380 POTBELLY SANDWICH 2,119 SF
 - Suite 365 WOK N ROLL 1,215 SF
 - Suite 379 D0020'S 1,110 SF
 - Suite 329 PROPOSED POP-UP 155 SF
 - Suite 335 BULLRITOS 808 SF
 - Suite 337 PROPOSED F&B 796 SF
 - Suite 339 SIMON'S & SALATA 1,211 SF
 - Suite 343 PROPOSED F&B 632 SF
 - Suite 345 PROPOSED F&B 824 SF
 - Suite 347 PROPOSED F&B 1,059 SF
- East Side (Austin Street):**
 - Suite 362 CHICK-FIL-A 2,083 SF
 - Suite 359 PROPOSED F&B 1,060 SF
 - Suite 352 PROPOSED F&B 636 SF
 - STORAGE 200 SF
 - EXISTING PATIO 950 SF
- Other Features:**
 - BRIDGE TO NORTON FULBRIGHT TOWER
 - BRIDGE TO FOUR SEASONS HOTEL
 - NEW ESCALATOR FROM GROUND LEVEL
 - NEW ELEVATORS FROM GROUND LEVEL
 - OPEN TO BELOW
 - UP
 - DOWN
 - SERVICE PATHWAY
 - STORAGE 379 SF
 - STORAGE 226 SF
 - STORAGE 200 SF

Legend:

- AVAILABLE (Light Blue)
- COMMON AREA (Dark Blue)
- PATIO (Red)

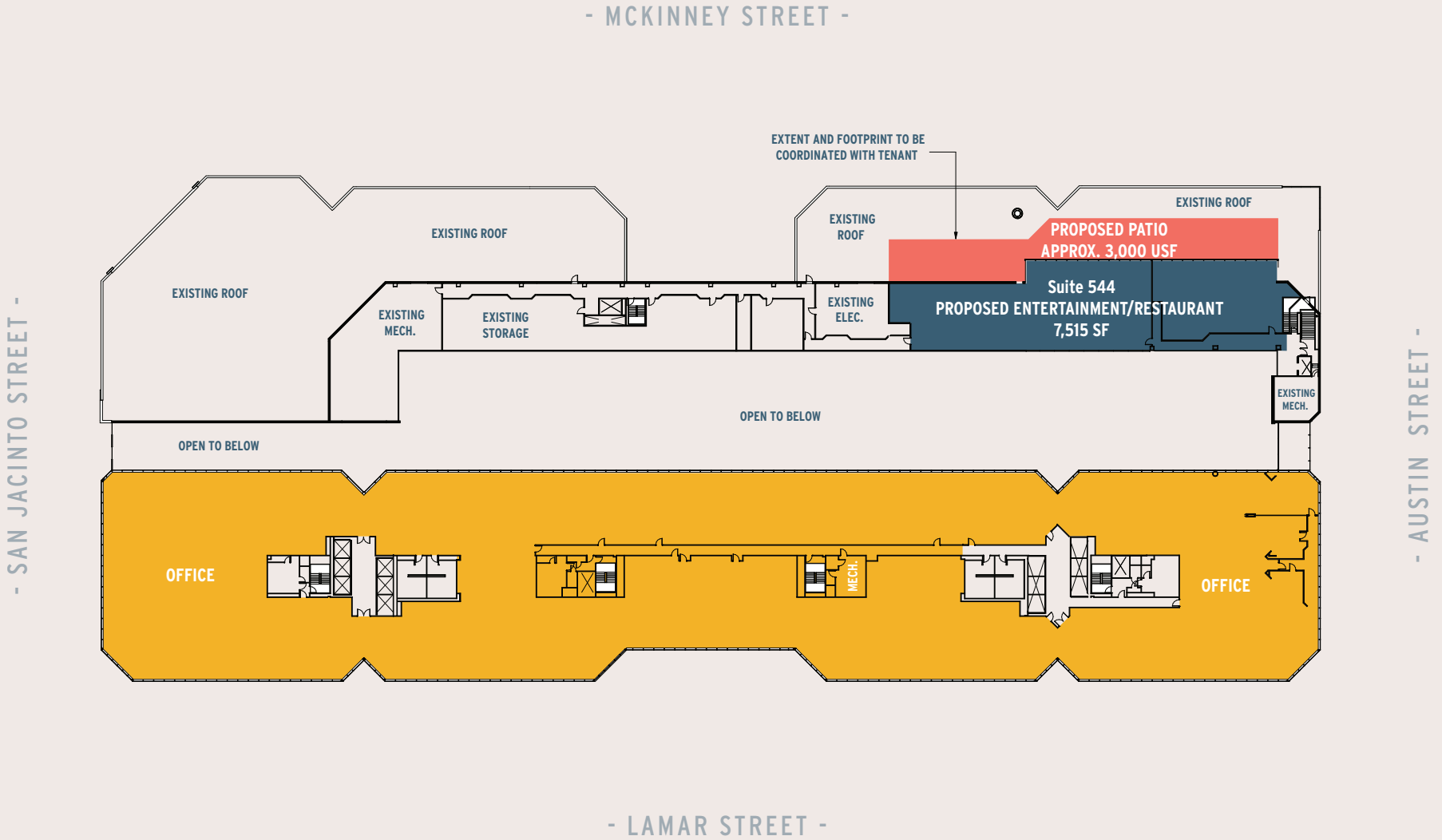
THIRD LEVEL RETAIL

- MCKINNEY STREET -



- LAMAR STREET -

FOURTH LEVEL RETAIL



AVAILABLE OFFICE PATIO



**MCKINNEY STREET &
SAN JACINTO STREET**



**MCKINNEY STREET
ENTRANCE**



AUSTIN STREET & MCKINNEY STREET



Renderings are for design purposes and subject to change.

**REIMAGINED DINING, RETAIL
& LIFESTYLE SERVICES**



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BROOKFIELD PROPERTIES PORTFOLIO

BROOKFIELD INVESTS IN,
DEVELOPS AND OPERATES
BEST IN CLASS PROPERTIES
AT THE WORLD'S MOST
ICONIC ADDRESSES.

Brookfield owns and operates over 183 million square feet of properties around the globe and has vast experience developing and operating large-scale mixed use projects that creatively blend commerce with civic life.

Brookfield landmark locations create a sense of place that is setting a new benchmark for the modern urban live-work-play environment. Placemaking is deeply ingrained in Brookfield's development philosophy—it's about an experience, not just the real estate which helps employers attract and retain top talent.





THE HIGHLIGHT

AT HOUSTON CENTER

1200 McKinney St, Houston, TX 77010
TheHighlightHouston.com

Brookfield
Properties


JOLINK WALLACE

FOR LEASING
INFORMATION

ANDREA LUKENS
ANDREA.LUKENS@BROOKFIELDPROPERTIES.COM
T | 215.606.7278

BRUCE WALLACE
BWALLACE@JOLINKWALLACE.COM
T | 713.304.0751

RADKEY JOLINK
RJOLINK@JOLINKWALLACE.COM
T | 713.825.1962

COLE RAINER
CRAINER@JOLINKWALLACE.COM
T | 832.494.7715