



LUXURY LIVING, PERFECTLY PLACED.

Discover a gated, boutique built-to-rent community surrounded by lakes, ponds, Oyster Creek, and premium landscaping. Enjoy modern homes, high-end finishes, elegant gated entryways, and unmatched privacy—just 2 miles from Hwy 99.

Live Luxuriously. Live Connected. Explore the Community

Phone: **713-609-9054** | Email: **LaVista@excelassetmgmt.com** | Address: **10719 Mason Road Richmond, Texas 77406**

LIVE LUXURIOUSLY

Live Connected

Convenience meets luxury at La Vista—an ideal blend of refined living and everyday ease.

- ✔ Grocery stores, pharmacies, restaurants, gyms, and essential retail all just minutes away
- ✔ Only 2 miles from the Grand Parkway (Hwy 99)
- ✔ Rapid access to shopping, entertainment, and top dining
- ✔ Enjoy the charm of Old Town Richmond—perfect for quick eats, coffee breaks, or casual outings

La Vista offers luxury living without compromising convenience.





A PREMIUM BUILT-TO-RENT *Experience*

Thoughtfully designed homes crafted for comfort, privacy, and modern living.



Multiple layouts with patio, backyard, front porch, or balcony options



3 Bedrooms



2.5 Bathrooms



Select homes with lake, fountain, and Oyster Creek views



High ceilings throughout



EV-ready two-car garages with private driveways



Homes designed to deliver an exceptional living experience

FLOOR PLAN *Series*



PLAN 1453 – SIGNATURE SERIES

Refined luxury living with thoughtfully designed layouts and elevated finishes—perfectly balancing comfort, style, and functionality.

FLOOR PLAN *Series*



1453 w/ Balcony 2nd Floor



1453 w/ Balcony 1st Floor

PLAN 1453 – WITH BALCONY SIGNATURE SERIES

Refined luxury living with thoughtfully designed layouts and elevated finishes—perfectly balancing comfort, style, and functionality.

FLOOR PLAN *Series*



PLAN 1502 – PRESTIGE SERIES

Enhanced space and sophisticated design featuring premium upgrades, expansive living areas, and elevated architectural details.

FLOOR PLAN *Series*



PLAN 1603 – ULTRA LUXE SERIES

The pinnacle of luxury living, featuring high ceilings, expansive open floor plans, elegant staircases with luxury handrails, and generously spacious interiors designed for elevated living.

PRIVACY, SECURITY & *Smart Living*

- ✔ No shared backyards for maximum privacy
- ✔ Low-density community—fewer neighbors, more open space, quieter living
- ✔ Elegant gated access with restricted entry
- ✔ High-tech surveillance in key common areas
- ✔ Collaboration with Quext, the leader in smart community technology







La Vista - Energy Efficient home ♦

ENERGY EFFICIENCY & *Everyday Ease*

Energy Star rated homes

Enhanced insulation for comfort and efficiency

Tankless water heaters

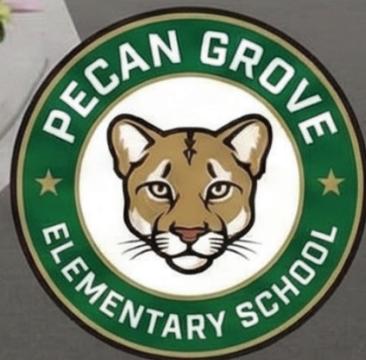
Centralized irrigation—residents never worry about
landscaping or maintenance

Free high-speed internet included

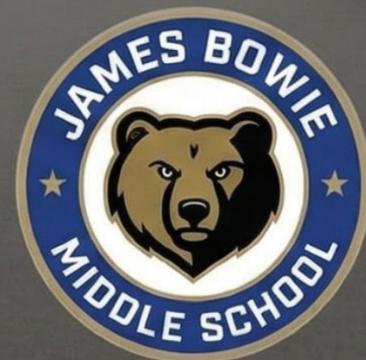
LA VISTA - ZONED TO EXEMPLARY FORT BEND ISD SCHOOLS

EXEMPLARY *Schools*

La Vista is zoned to exemplary Fort Bend ISD schools, offering residents access to highly regarded educational opportunities that enhance long-term value and family appeal.



PECAN GROVE
ELEMENTARY SCHOOL



JAMES BOWIE
MIDDLE SCHOOL



TRAVIS
A RATING

EV-CHARGING-READY *Homes*

Homes at La Vista are designed to support electric vehicle ownership with EV-charging-ready garages, providing convenience and future-forward living within a private gated community.





LAVISTA

A TRUE LUXURY LIVING

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