










# Cross Creek Ranch – Master-Planned Community Highlights






## Lifestyle & Community

-  Award-winning master-planned community in Fulshear, TX
-  Designed with a “nature-first” concept featuring lakes, creeks, and preserved green space
-  Strong sense of community with year-round events, festivals, and activities
-  HOA-managed with a safe, well-maintained environment and controlled-access amenities
-  Convenient access to Westpark Tollway, Grand Parkway (99), and Katy/Fulshear area hubs





## Resort-Style Water Amenities

-  Adventure Island Waterpark with slides, splash zones & lounging areas
-  Multiple resort-style pools throughout the community
-  Lap pools, family pools & shaded relaxation areas
-  Splash pads for kids and interactive water play zones





## Fitness & Recreation

-  6,500+ sq ft fitness center with modern equipment & classes
-  Tennis courts across multiple parks
-  Basketball courts located in community parks
-  Soccer fields, open play areas & athletic fields
-  Over 60 miles of hike & bike trails connecting the entire community






## Parks & Outdoor Living

-  35+ parks and playgrounds throughout the neighborhood
-  Dog parks and pet-friendly open spaces
-  Scenic lakes, creeks & fishing spots
-  Beautiful greenbelts and natural preservation areas woven throughout

## Schools & Convenience

-  Zoned to highly rated Katy ISD & Lamar CISD (varies by section)
-  On-site schools within the community for added convenience
-  Nearby shopping, dining, and essential services just minutes away
-  On-site café and community gathering spaces

## What Makes It Stand Out

-  One of the most amenity-rich communities in the Katy/Fulshear corridor
-  Seamless blend of luxury living + natural surroundings
-  Resort-style amenities rivaling private clubs
-  Designed for families, professionals, and active lifestyles
-  Strong property value appeal in a high-demand growth area