



BY LAMAR BUILDERS

43 Boutique Patio Homes



YALE HEIGHTS DEVELOPMENT

HOUSTON, TX 77018

Welcome to Yale Heights - This is HTX Living at it's finest! A stunning newly built community in 77018, nestled within a vibrant community of contemporary residences. These 3 and 4-bedroom, units range from 1750sf to 2100sf of thoughtfully designed living space, meticulously crafted by Lamar Builders.

Upon entering, you'll immediately notice the open-concept layout, ideal for both entertaining and daily living. These homes feature a modern kitchen equipped with premium appliances, ensuring both style and functionality. The spacious living areas flow seamlessly, providing a warm and inviting atmosphere.

The property includes a 2-car attached garage, offering convenience and additional storage. Outside, a private outdoor space provides a perfect setting for relaxation or hosting gatherings. The entire community is gated, providing an added layer of security and peace of mind.

This sophisticated community with 43 units, offers unique amenities such as a private walking trail, turfed greenspace, and a dry creek, enhancing the community experience. The model home at 3903 Yale Heights Drive is available for tours, showcasing the exquisite design and quality of these homes.

3-4 BEDS | 2.5-3.5 BATHS | 2-3 STORIES
PRICES START AT \$399,000

3903 Yale Heights

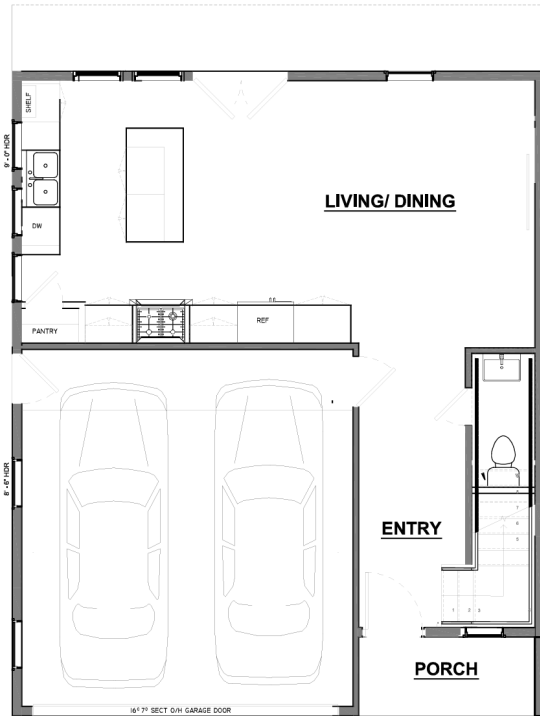
The Emma



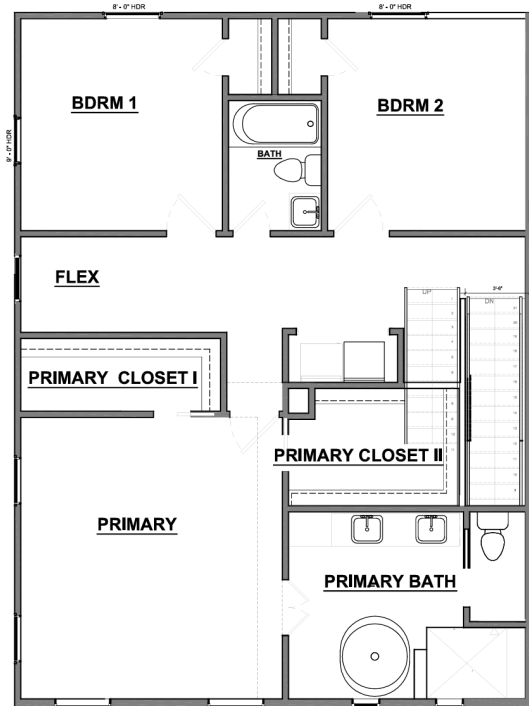
- 2,162 sf
- \$529,000
- \$245/sf
- Full 3rd floor bed & bath
- Wet Bar
- Large roof deck
- Metal siding

3904 Zina Way

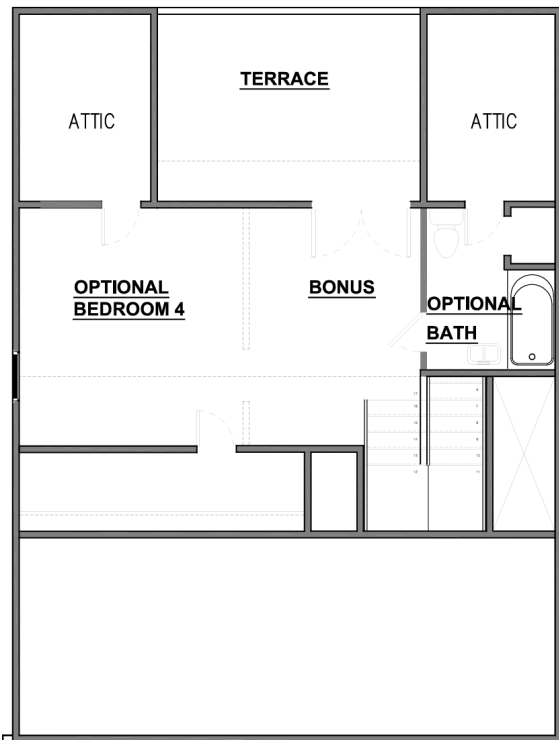
The Nadine



FIRST FLOOR PLAN (A)



SECOND FLOOR PLAN (B)



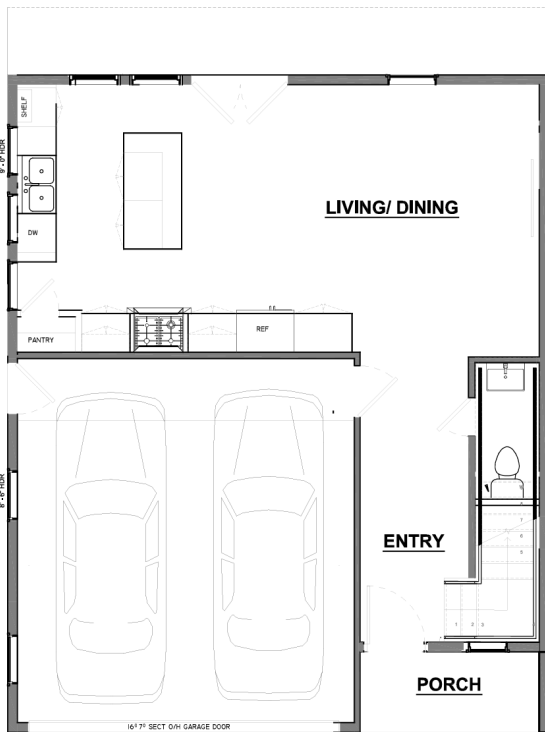
THIRD FLOOR PLAN (C)

- 2,095sf
- \$479,000
- \$229/sqft
- Full 3rd floor
- Optional bathroom
- Roof deck

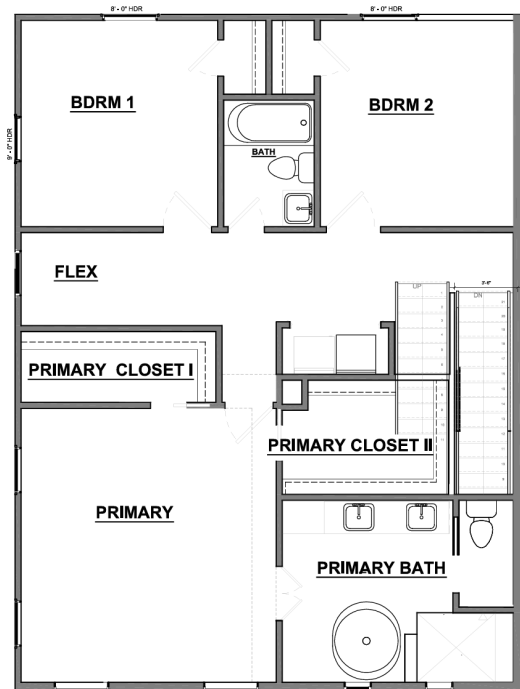
SOLD!

3905 Yale Heights

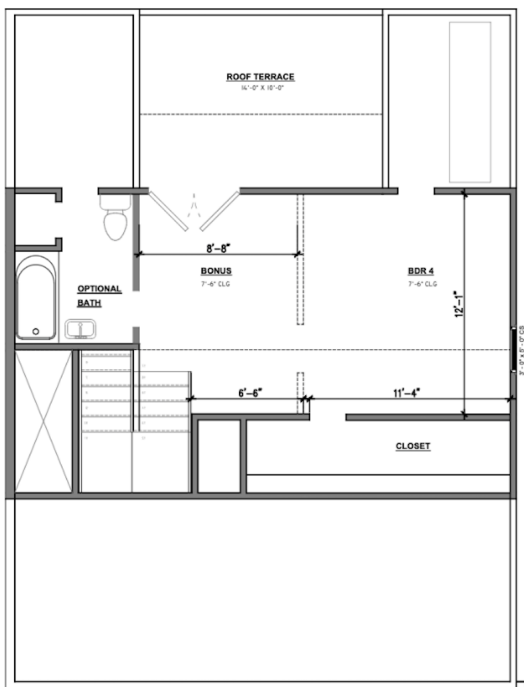
The Justine



FIRST FLOOR PLAN (A)



SECOND FLOOR PLAN (B)



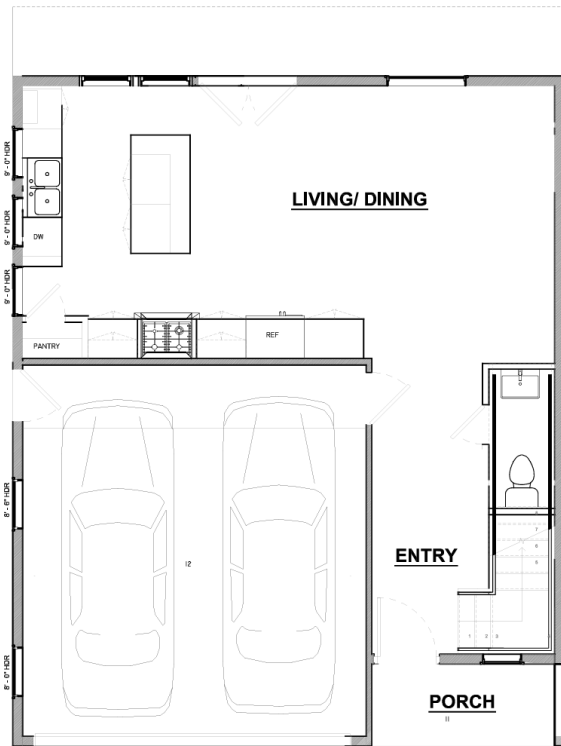
THIRD FLOOR PLAN (C)

- 2,048 sf
- 449,000
- \$219/sf
- Flex space with bath
- No roof deck

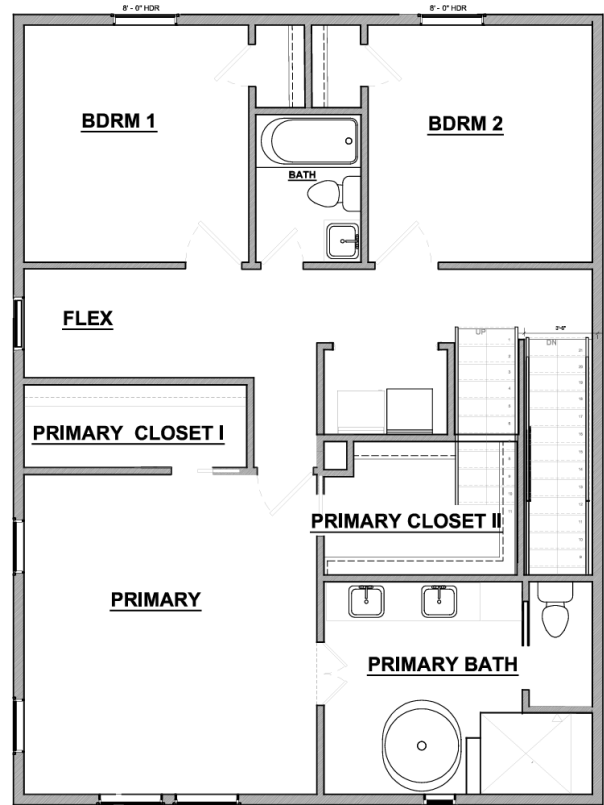
SOLD!

3907 Yale Heights

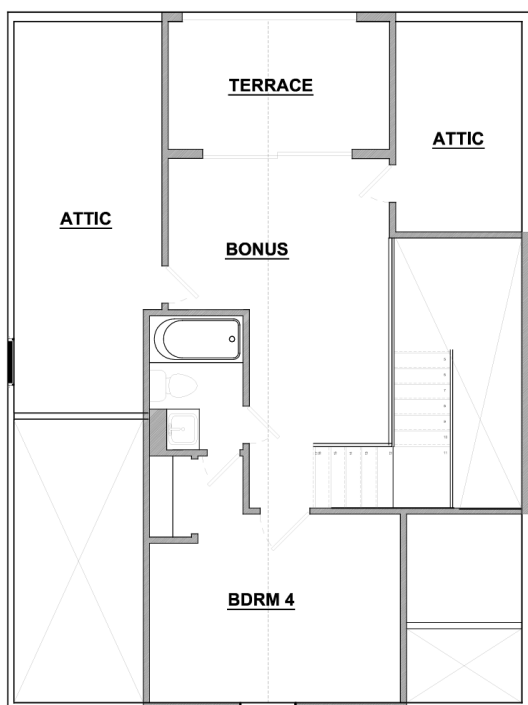
The Duke



FIRST FLOOR PLAN (A)



SECOND FLOOR PLAN (B)



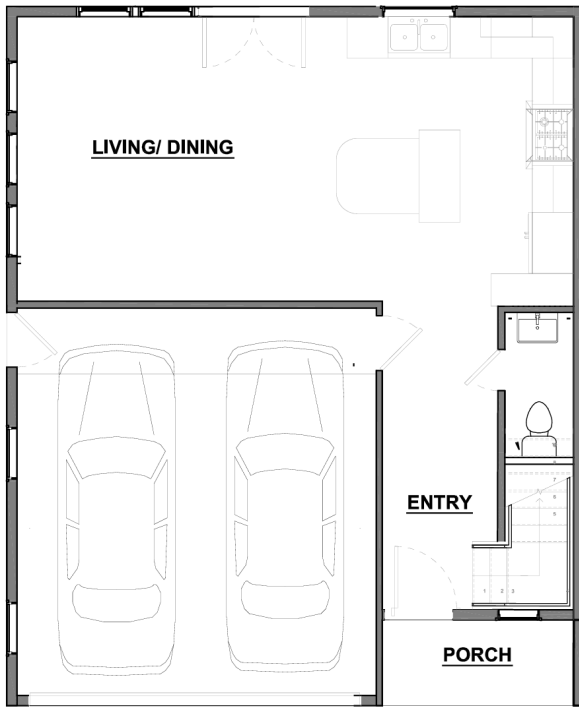
THIRD FLOOR PLAN (C)

- 2,046 sf
- \$499,000
- \$243/sqft
- Full 3rd floor bed & bath + flex space
- Covered terrace

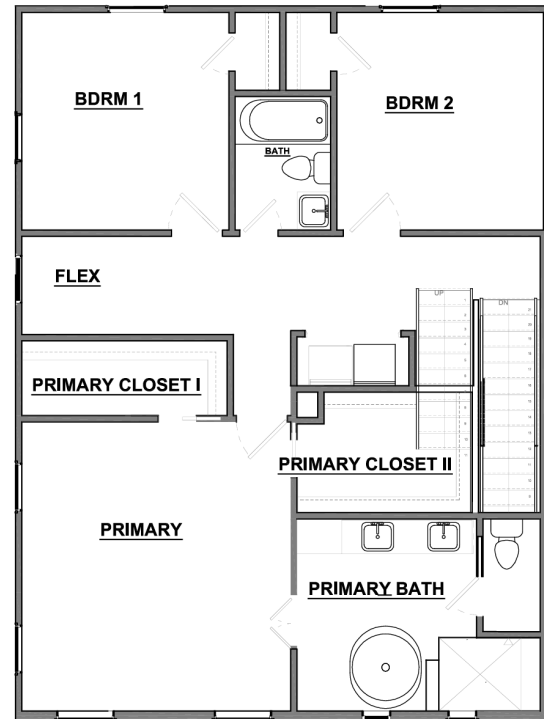
SOLD!

3906 Zina Way

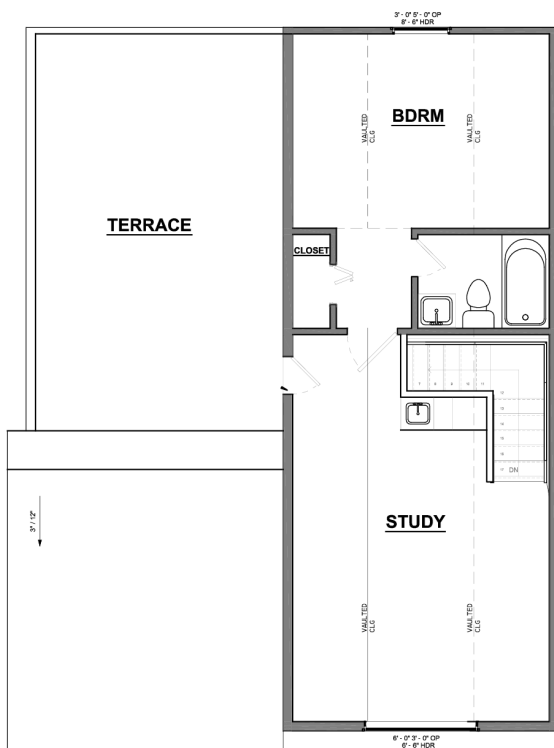
The Emma



FIRST FLOOR PLAN (A)



SECOND FLOOR PLAN (B)

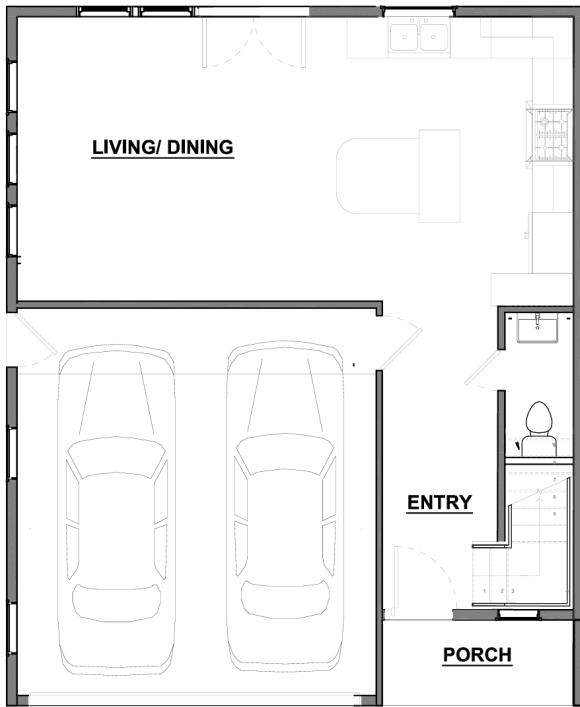


THIRD FLOOR PLAN (C)

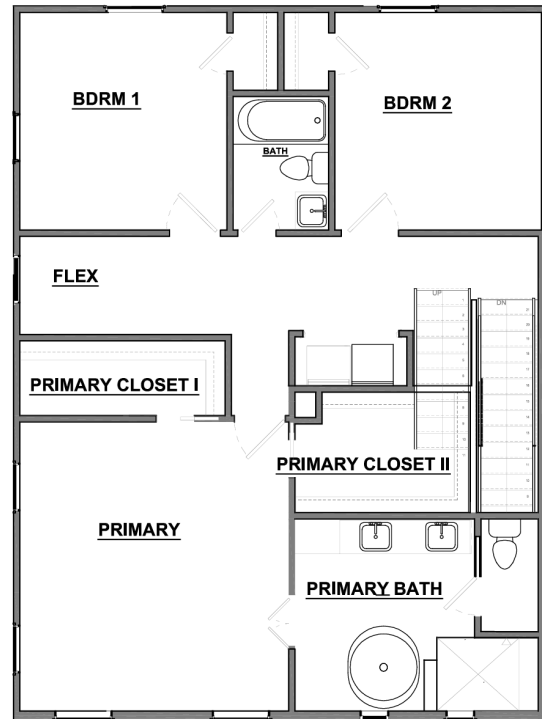
- 2,162 sf
- \$529,000
- \$245/sf
- Full 3rd floor bed & bath
- Wet Bar
- Large roof deck

3908 Zina Way

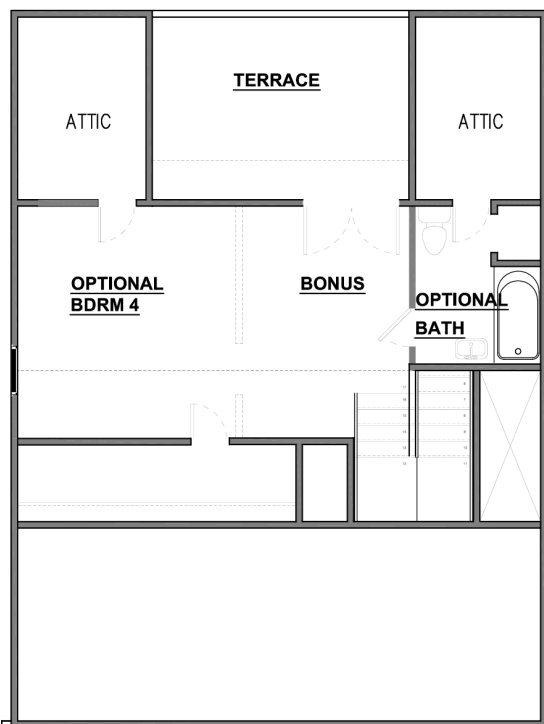
The Nadine



FIRST FLOOR PLAN (A)



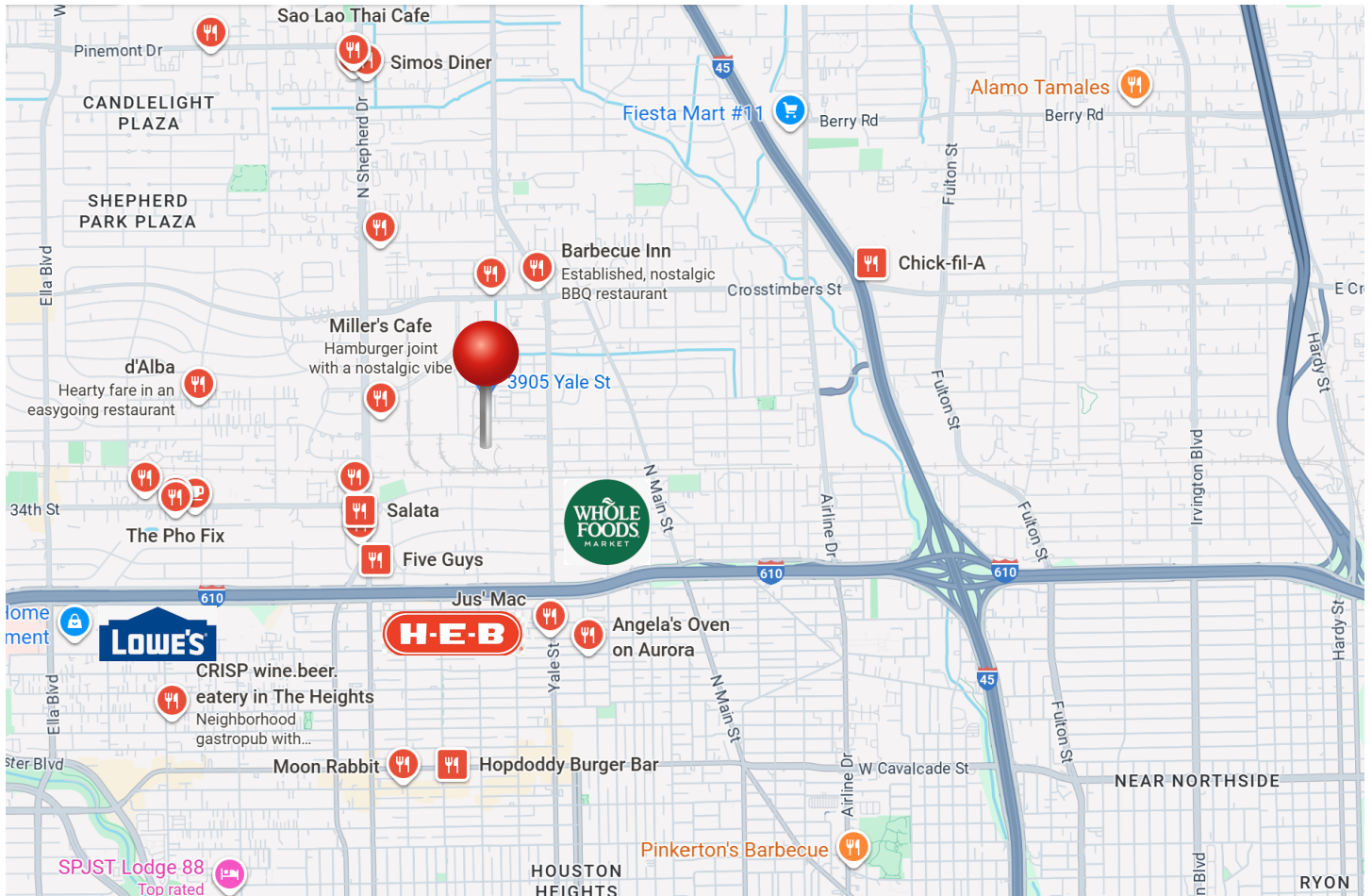
SECOND FLOOR PLAN (B)



THIRD FLOOR PLAN (C)

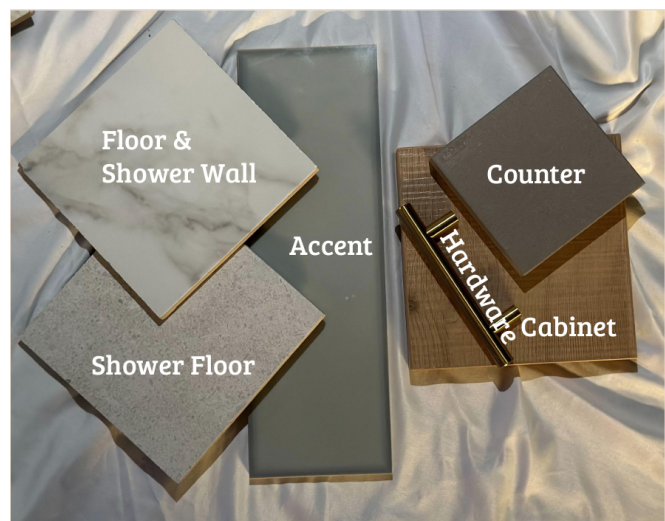
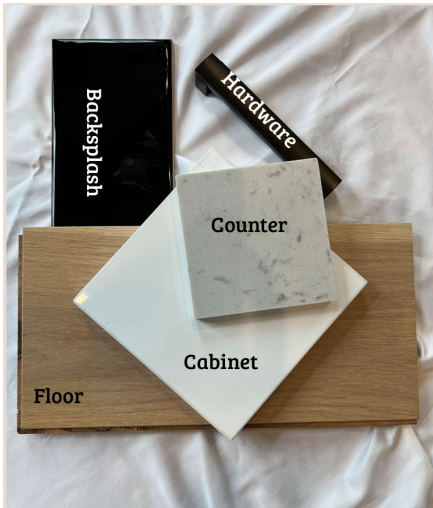
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LOCATION, LOCATION, LOCATION

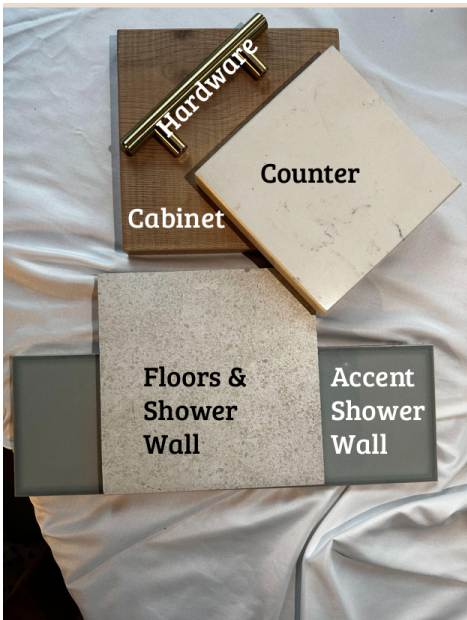




FINISHES



FINISHES





FEATURES & UPGRADES



Upgrades:

- Spray Foam Insulation
- Fisher & Paykel Appliances (36" gas range)
- Washer, Dryer & Refrigerator
- Window Coverings
- Full wall back splash in kitchen

GE Profile Appliances
Engineered Wood Flooring
10' Ceilings - 2nd Floor
12' Ceilings - 1st Floor
LED Recessed Lighting
Oversized Walk-in Closets



Pre-Wired for Electric Vehicle Charging
Turfed Terraces
Gutters & French Drains
Completely Fenced Yards
3.5 TON Carrier (or equivalent) HVAC Systems

Private Walking Trail & Dry Creek
Community Green Space
Low HOA Fees - Include Water & Trash
Automatic Entry Gates





ALL ABOUT HTX LIVING & LAMAR BUILDERS

YOUR REAL ESTATE ADVISORS

We are HTX LIVING, a top-producing, full-service real estate team renowned for excellence achieved through our extensive experience, steadfast integrity, and inventive resourcefulness. Under the leadership of our team lead, Jessica McCeary, we specialize in assisting your referrals with buying, selling, leasing, investing, building, or managing residential real estate, all while ensuring a seamless process throughout every transaction.

Nervous about your property journey? Don't be. Whether you're preparing to buy or sell, are in the midst of the process, or simply seeking some expert advice, our superior skills are designed to provide you with the best experience possible—because it's what we genuinely love to do. If you have inquiries about affordability, credit, legal matters, or income, you can trust us to quickly find the information you need. We are committed to ensuring you feel confident and well-informed throughout every step of the way.

Partnering with Lamar Builders, we are your real estate advisory team! Lamar Builders is an integrated design-build developer of efficient, innovative homes in Houston's inner-loop ranging from the \$300ks all the way up to over a \$1 million. With over fifty-years of combined experience, Lamar Builders has extensive in-house capabilities in architecture, engineering, design, development and construction allowing for high levels of customization and value.

YALE HEIGHTS

BY LAMAR BUILDERS

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