

# LIVE THE *Lagoon Life*



LAGO  MAR

HOME TO THE LARGEST *Crystal Lagoon* IN TEXAS!



# WELCOME TO *Lago Mar!*

Life is a breeze in Lago Mar where vacay is every day for residents. Beautiful homes, a prime location along Interstate 45, the adventures of Houston and Galveston nearby and the state's largest Crystal Lagoons® amenity right outside your front door all combine for an idyllic lifestyle.

## *Our Family of Builders*



Adams Homes



Anglia Homes



Ashton Woods



CastleRock Communities



Chesmar Homes



Colina Homes



D.R. Horton



Empire



Highland Homes



Liberty Home Builders



Long Lake



Tricoast Homes



Westin Homes



### Lagoon Amenity Village

- 12-Acre Crystal Clear Lagoon
- White Sand Beaches
- Exhilarating Watersports
- Resident-designated Amenities, Splash Pad, Playground & Clubhouse



### Recreation Center

- Resort-Style Pool
- 3,000 Sq. Ft. Clubhouse
- Fitness Center
- Playground
- Soccer Playfield



### Model Home Park

- Adams Homes
- Ashton Woods Homes
- CastleRock Communities
- Chesmar Homes
- D.R. Horton Homes
- Empire
- Highland Homes
- Liberty Home Builders
- Tricoast Homes
- Westin Homes



### Model Home Park

- Anglia Homes
- Ashton Woods Homes
- Colina Homes
- Long Lake Homes



Load up on all the smart-home technology you want — your home in Lago Mar can handle it.

We have a wide variety of new homes by builders with outstanding reputations for quality and customer service with model homes open daily.

**New homes** *from the high \$200s-\$500s*

## VISIT OUR *Information Center*

3240 Lago Mar Boulevard  
Texas City, TX 77568

Wed-Sat: 10am-6pm  
Sun: 12pm-6pm

1-866-Lagoon2  
[LagoMarinTexasCity.com](http://LagoMarinTexasCity.com)



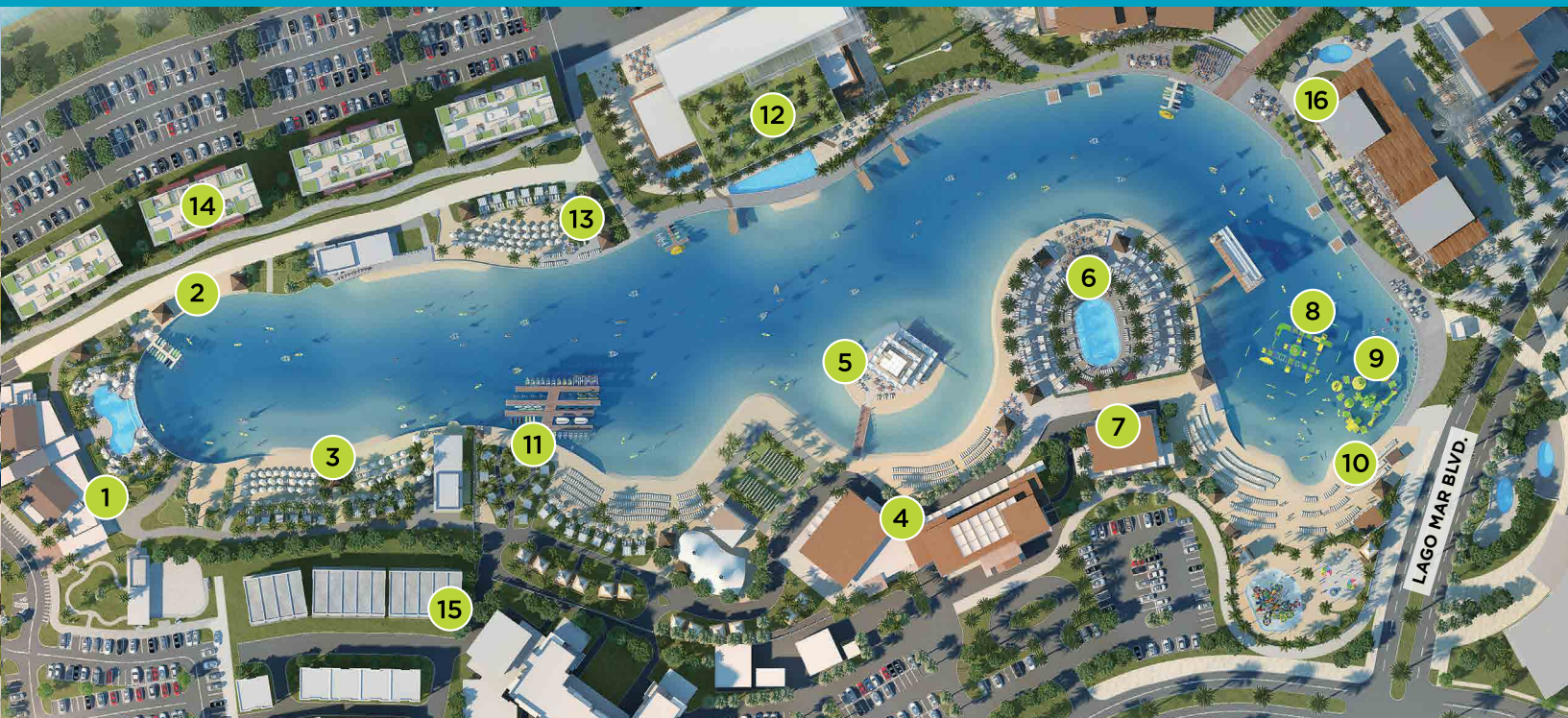
# ENJOY *Paradise!*

Anchored by the largest Crystal Lagoon in Texas, the 12-acre lagoon at Lago Mar is projected to offer membership and daily-fee beach access and an exciting array of dining, entertainment and retail.

Lago Mar's residents enjoy designated amenities, such as kids cove designed with shallow areas for young children, beaches, paddle boarding, kayaking and a resort-style pool overlooking the lagoon with a grand 3,000-square-foot clubhouse. Enjoy an on-site gym, wide open veranda and priority booking status for boat rentals and aquatic exercise groups with your Lago Mar neighbors. Plus, there are holiday celebrations throughout the year all planned just for you by the Lago Mar Event Director.







# Lagoon AMENITY VILLAGE

Lago Mar's Crystal Lagoon is a premiere destination in Texas – a 100-acre resort with white sand beaches and amazing blue water. It's the perfect backdrop for a dynamic offering of live entertainment, water sports, sailing and festivals. Guests of all ages enjoy a day in the sun or a night of waterside entertainment.

## RESIDENT-DESIGNATED AMENITIES

1. Clubhouse
2. Kids Cove
3. Lago Mar Beach

## LAGOONFEST TEXAS

4. Future Grand Event Center
5. Treasure Island
6. Future Cabana Retreat
7. Lagoonfest Texas Entrance
8. Fiesta Bay
9. Floatopia
10. Barefoot Beach

## MORE AMENITIES

11. National Sailing Club & Marina
12. Future Hotel
13. Paradise Shore
14. Future Condos
15. Future Townhomes
16. Future Commercial



Commercial opportunities available –  
**LEARN MORE**

\*The Residential Designated Amenities are designed for residential use, but may also host corporate events, weddings and other non-residential events that are open to the general public. Conceptual rendering including building sizes, locations and approximate dimensions are subject to change without notice. 3/22







# Set Sail!



*Duffy Electric Ferry*



*Tandem Kayaks*



*Paddle Boards*

Cruise the shimmering blue waters of the **Texas' Largest Crystal Lagoons®** amenity at the **National Sailing Club, now open at Lago Mar in Texas City**. The first professionally managed watersports facility on a lagoon in the nation, the National Sailing Club offers **aquatic adventure** and lessons for **all experience levels**.

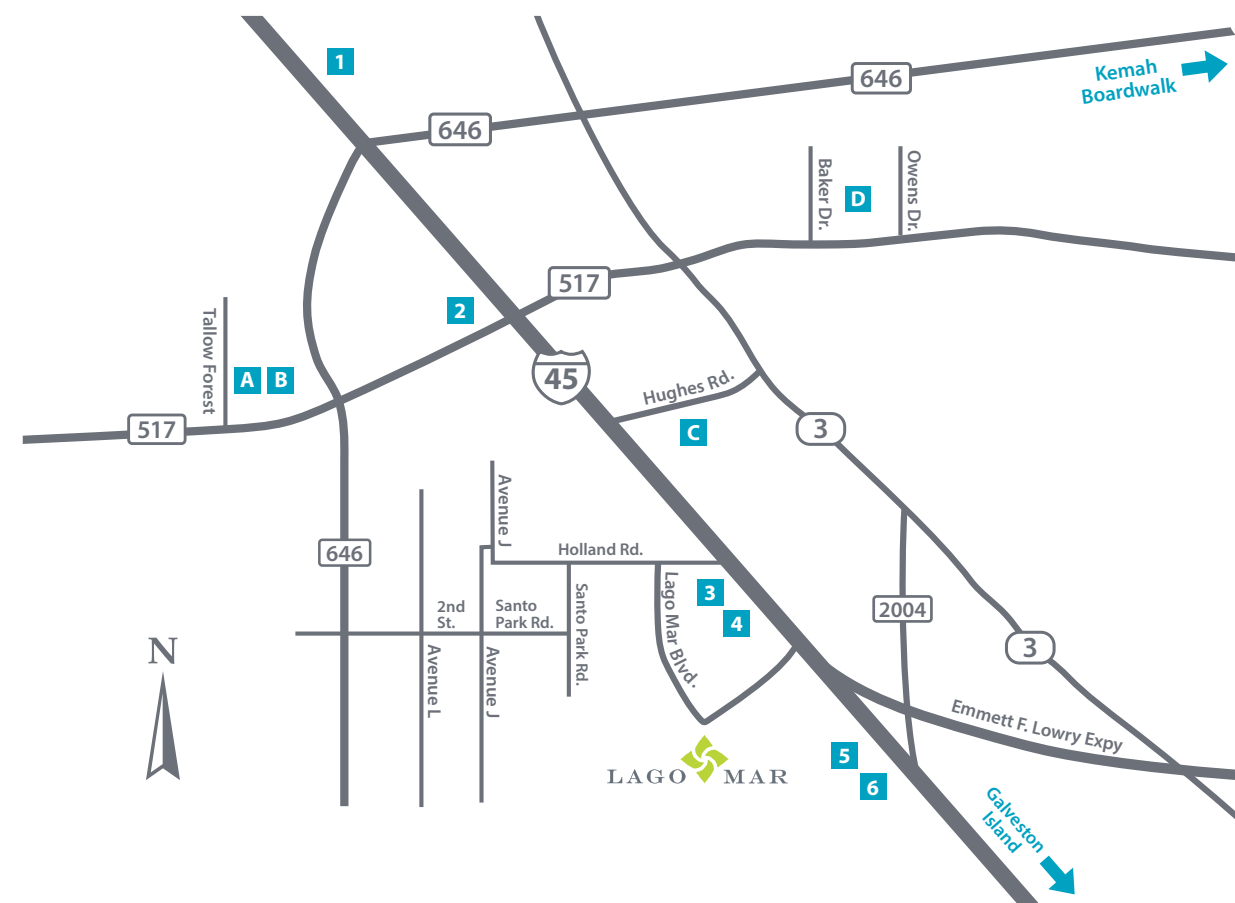
Members and non-members can enjoy access to a fleet of **RS Zest sailboats, a catamaran, single and tandem kayaks, stand-up paddle boards and electric stand-up paddle boards**.

Rent a **12-seat Duffy Electric Ferry** for sunset cruises. Learn a new skill or indulge in a favorite watersport, **it's all setting sail at the National Sailing Club**.



*For more information visit*  
**NationalSailingClub.com**

## Area **ATTRACTIONS**



### SCHOOLS

- A** Louis G. Lobit Elementary School
- B** Elva C. Lobit Middle School
- C** McAdams Junior High
- D** Dickinson High School

### ATTRACTIONS

- 1** UTMB Hospital
- 2** Kroger
- 3** Buc-ee's
- 4** Tanger Outlets
- 5** H-E-B
- 6** Walmart Supercenter





# A PLACE TO LEARN & *Grow*

From the excellent public schools in the Dickinson Independent School District to quality preschools, private schools and colleges, residents of Lago Mar have access to the best education available for their children, ensuring future success.

## *Dickinson* INDEPENDENT SCHOOL DISTRICT

281-229-6000 · dickinsonisd.org

**Louis G. Lobit Elementary School**  
281-229-7600

**McAdams Junior High School**  
281-229-7100

**Elva C. Lobit Middle School**  
281-229-7700

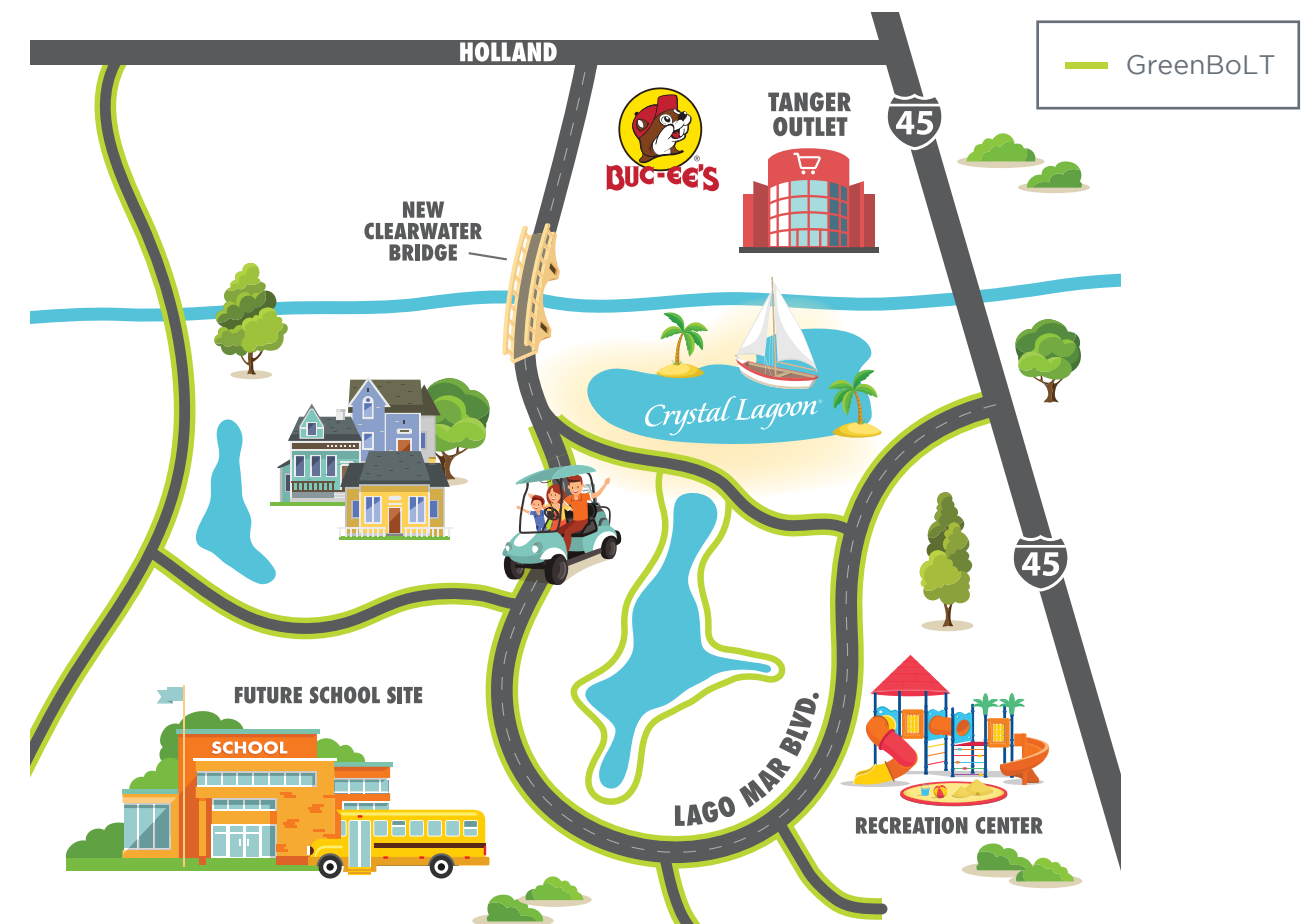
**Dickinson High School**  
281-229-6400

# *Shopping* JUST ACROSS THE BRIDGE

Boasting a prime Texas City location off Interstate 45 South in the Galveston-Clear Lake corridor, Lago Mar residents are minutes from major employment centers and rich sources of entertainment. With shopping as close as the Tanger Outlet Mall and Buc-ee's near the entrance, families enjoy an unparalleled standard of living where life truly is a breeze.



The GreenBoLT trail winds through the community and provides a journey that's almost as exciting as the destination. Whether it's visiting neighbors, going for a run or bolting to the beach, the GreenBoLT can take you there. Outfitted with safety features like 12-foot-wide, safety markers and carefully designed intersections, you can enjoy a peaceful and scenic ride to shopping, dining and the many amenities Lago Mar offers.





LAND★TEJAS  
— Est. 1997 —

## ABOUT THE DEVELOPER

Land Tejas is one of the largest developers of master-planned communities in the greater Houston area. In 2019 Land Tejas was ranked the #1 developer of residential lots in the Houston market based on number of lots developed and sold. During its 25-year history, Land Tejas has developed in excess of 30,000 lots and 16,500 acres of land into master-planned communities. Land Tejas currently has 11 active communities. It is known for bringing the first Crystal Lagoons® amenity to Texas when it opened the Humble lagoon in Balmoral in 2018 and a lagoon in Sunterra in Katy-- coming soon!



*New Homes from the  
High \$200s-\$500s*

Find Your  
Dream Home!



LAGO★MAR  
*A Land Tejas Community*