



**TEXAS COASTAL BEND: STRONG REAL ESTATE MARKET**  
**Corpus Development Selects Corpus Christi Bay Area for Live Oak Preserve Community**

**INGLESIDE, Texas** – The Greater Corpus Christi area’s real estate market has received high marks from national news sources. The reports underscore an underlying premise that the community will remain stronger than most, and why Corpus Development, L.P. chose the Texas Coastal Bend for its Live Oak Preserve community.

Barbara Corcoran is a renowned New York real estate analyst. On the *Today* show during fall 2008, she ranked Corpus Christi as one of America’s Top 5 markets for real estate profitability. Her research showed home prices across the area were up 6.2% and projected that the region could expect high appreciation because its youthful population would continue to push home prices higher. *BusinessWeek* listed Corpus Christi as a Top 20 city for riding out a recession, which was another strong endorsement.

Corpus Development Managing Partner Leon Heron, who is developing Live Oak Preserve in Ingleside, Texas, just outside Corpus Christi, researched the area as well. Heron commissioned Ralph Stewart Bowden, Inc, a national real estate marketing consultant, to assess of the market’s potential. That research suggested the Greater Corpus Christi area was becoming a strong resort and home market; with a significant population of residential, second home and investment property purchasers.

“A number of different sources all agree that this community likely will continue its growth and remain relatively stable,” Heron said. “That’s why I’m sold on creating Live Oak Preserve here.”

Live Oak Preserve will be an extraordinary 1,800-acre residential and recreational community in Ingleside on the Texas Coastal Bend. It will encompass a Bobby Weed-designed, links-style golf course, world-class wellness center and spa, an inviting town center at the heart of the community with retail, office space and residences over the shops, and a variety of residential options that include country estates, courtyard and cluster homes, town

houses and mid-rise condominiums, as well as “Living over the Shops.”

More than half of Live Oak Preserve will be protected open space, creating a partnership with nature in which the natural habitat seamlessly blends with the residential and mixed-use options. Residents and guests will live and play in harmony with native wildlife amid stands of live oaks, rolling meadowlands, ponds and lakes.

### **About Corpus Development**

Live Oak Preserve is being developed by Leon Heron of Corpus Development, LP. A former regional manager for Kiewit, one of America’s largest and most respected construction organizations, Heron has a sterling reputation for delivering exceptional, high-quality developments. His notable Kiewit projects include the renowned Fort McHenry Tunnel at Baltimore Harbor and the Bullwinkle Offshore Platform in the Gulf of Mexico. In addition to Live Oak Preserve, Heron is creating Roderick Place, an upscale residential/mixed-use community near Nashville, Tenn.

###