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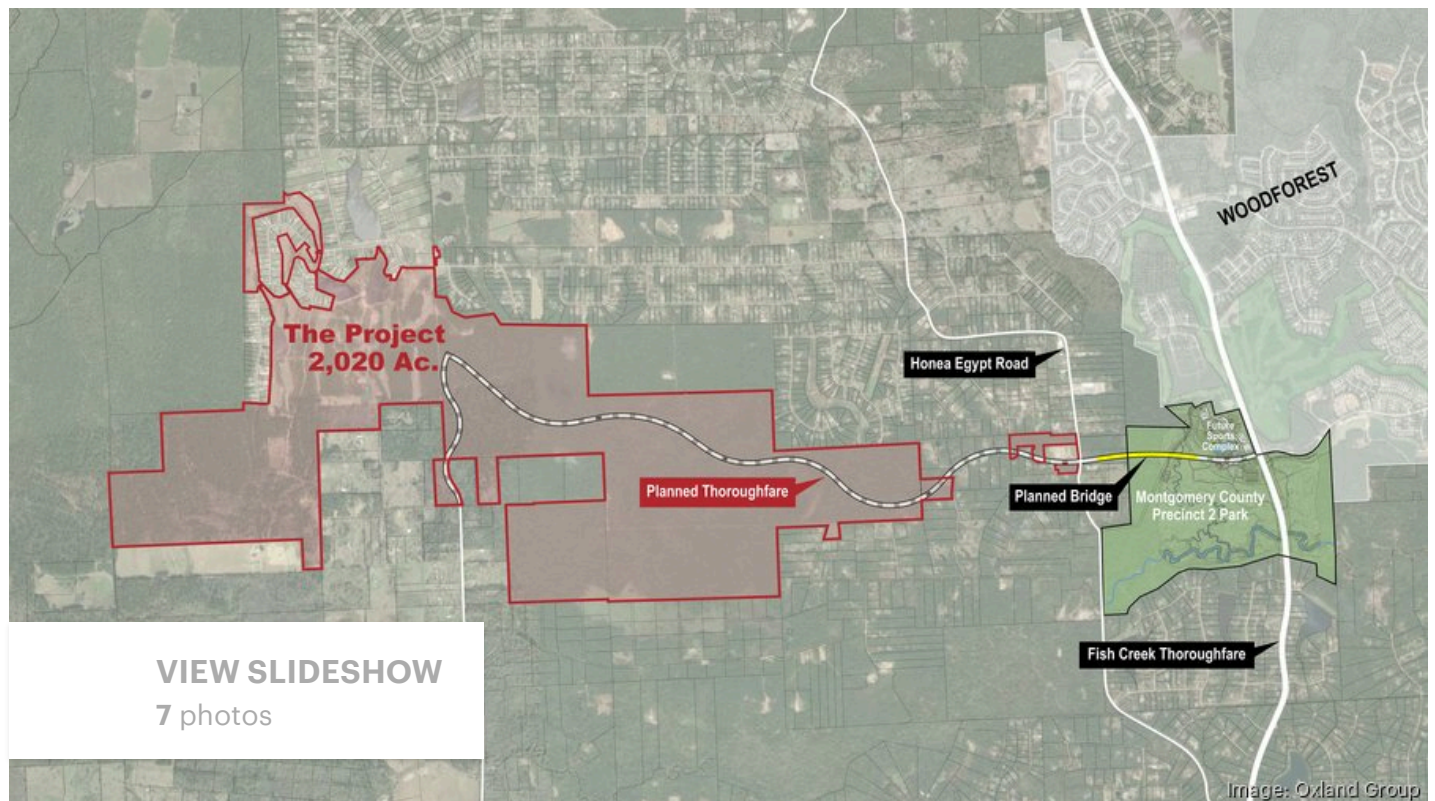
From the Houston Business Journal:

<https://www.bizjournals.com/houston/news/2024/05/21/oxland-group-two-step-farm-homebuilders.html>

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Residential Real Estate


2,000-acre community Two Step Farm announces homebuilders, prices



Two Step Farm is located north of FM 1488 between Interstate 45 and Texas Highway 249.



By [Florian Martin](#) – Reporter, Houston Business Journal
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Nine homebuilders will build the first 1,100 houses in [Two Step Farm, a new 2,020-acre community under development in Montgomery County](#).

The developer, Spring-based Oxland Group, has selected Autograph Homes, David Weekley Homes, Drees Custom Homes, DSLD Homes, Coventry Homes, Highland Homes, Partners in Building, Perry Homes and Pulte Homes for the community's first phase, named The Homestead.

Homes will be built on 35- to 80-foot lots and range from 1,400 to more than 5,500 square feet and from the low \$300,000s to more than \$1.2 million.

They will include single-family detached homes, alley-served homes and attached cottage homes, Oxland said.

“We’re thrilled with this line-up of homebuilders that offers a variety of high-quality homes while embracing the community ethos of small-town Texas hospitality,” Tom Woliver, co-president and founder of Oxland Group, said in a statement. “This delivery will help provide a much-needed solution when housing demand is outpacing supply at record levels in the North Houston market.”

Two Step Farm is located north of FM 1488 between Interstate 45 and Texas Highway 249.

Oxland, which is funded by New York-based private equity firm Jen Partners LLC, [acquired the first 1,860 acres last summer from Regent Properties](#). The developer expects to deliver homesites in January 2025, with model homes slated to open in the spring.

The community will have a music, farming and nature theme. Architectural styles include Texana Farmhouse, Contemporary European, Texas Craftsman, Acadian and

New Texas Modern. Part of the vision is to feature unique design elements such as colorful front doors.

The plan is to preserve much of the existing trees and restore forest areas by removing invasive plants through natural remedies including "goatscaping," the practice of letting goats eat the vegetation.

Oxland held a groundbreaking – with goats – earlier this month.

The Homestead is meant to be the “heart of the community” and a contemporary take on a rural town feel, with music venues, a goat farm and plenty of nature. It will also feature a dance hall and a general store doubling as a visitor center, which will offer food and beverages and serve as an activity hub, Oxland said previously.

The model home village will be next to the visitor center. Also part of phase one will be the Two Step Greenbelt, a walk-and-bike trail through the community, and a community pool dubbed Pool House at The Homestead.

Future amenities will include The Great Hall for larger events, an amphitheater and a splash pad on the town green. Also planned is mixed-use retail, and the community also includes the Grand Lake Estates Golf Course, which is located in the northeastern corner of the land. Oxland plans to build a 5-mile road, Two Step Boulevard, which will run through the community and connect Fish Creek Thoroughfare with Superior Road.

At full build-out, Two Step Farm is expected to have about 4,000 homes. The sale of the land for Two Step Farm was a [finalist in the Houston Business Journal's 2024 Landmark Awards](#).

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