



A Place to Call Home

Your support provides hope for a better future

For Elizabeth, creating a **stable and loving home** for her son has always been the priority. As a **single mother** and **dedicated teacher** in the **Magnolia Independent School District**, she has worked tirelessly to **provide for her son**, even while sharing a **one-bedroom apartment**.

Elizabeth teaches in the ABLÉ Program at Magnolia High School, supporting students with special needs and preparing them for life beyond the classroom. While her work is deeply meaningful, **homeownership once felt out of reach** on a single teacher's income.

"I work extra hours and extra jobs just to make ends meet," Elizabeth shared. "Right now, my son and I share a one-bedroom, one-bath apartment. **I've turned the living room into his bedroom** so he can have a little bit of his own space. He's a seventh grader now, and **he needs room to grow.**"

After learning about Habitat for Humanity of Montgomery County, TX through a friend, Elizabeth applied and began her **journey toward homeownership**.

Since joining the program, **she says her experience** has been **"nothing short of amazing."**

"Everyone has been so helpful and welcoming. If I ever need anything, I can reach out, and someone is always there to help or guide me."

Through **sweat equity hours** and **homeownership education classes**, Elizabeth has **gained confidence** and **practical skills** for the future. She is set to be **one of the first homeowners in Marble Creek**, our new neighborhood in Magnolia.

Looking ahead, Elizabeth is most excited about what stability will mean for her son. **"Owning my home means stability,"** she said. "It means my son will finally have his own room and a place to just be himself. **It means I can breathe a little easier knowing we have a safe, permanent place to call ours.**"

With your help, Habitat MCTX can continue working with deserving families like Elizabeth's to build safe, affordable homes.



From Our Executive Director

Dear Neighbor,

Thank you for standing with Habitat for Humanity of Montgomery County, TX and for believing in the **power of safe, affordable housing**. Your partnership makes it possible for **hardworking families** in our community to **build brighter futures**, and we are deeply grateful for your continued support.

This year marks an important milestone for our organization as we close out **Cedar Creek**. We are proud of the families who now call this neighborhood home and **grateful for the collective effort** that made it possible. Cedar Creek stands as a lasting example of what can be achieved when **neighbors come together**.

As we celebrate this accomplishment, we are also looking ahead with excitement to **Marble Creek**, our next neighborhood that will allow us to expand our impact and **serve even more families** across Montgomery County.

This new chapter reflects our continued dedication to meeting the **growing need for affordable homeownership**.



None of this work is possible without you. Our donors, volunteers, partners, and advocates are the foundation of everything we do.

Together, we continue to build homes, communities, and hope.

In partnership,

A handwritten signature in black ink that reads "Vicki Johnson".

Vicki Johnson
Executive Director

Our work made a BIG IMPACT

Over **1.3 million** pounds of goods diverted from landfills

128 families received affordable mortgage services

Over **1,400** volunteers contributed **17,547** hours valued at **\$589,404**



9 new homes completed,
2 homes rehabilitated,
4 new homes started, and
53 critical home repairs performed



To learn how you can get involved with our mission, visit habitatmctx.org

Cedar Creek | Conroe, TX



Marble Creek | Magnolia, TX



together, we build.

From Cedar Creek to Marble Creek: Building Communities That Last

In 2009, Habitat for Humanity of Montgomery County, TX broke ground on a vision that would redefine what **affordable homeownership** could look like in our community. That vision became **Cedar Creek**, an all Habitat MCTX neighborhood in Conroe built on the belief that **stable housing** is the foundation for **stronger families and brighter futures**.

Over the years, Cedar Creek has grown **home by home, family by family**. Neighbors worked side by side, not only building their own homes but helping build one another's as well. **Sweat equity** became more than a program requirement. It became the heartbeat of a true community where **pride, dignity, and connection took root**.

With **125 homes completed** and **only four more** currently underway, Cedar Creek will soon reach its **final milestone of 129 homes**, with full completion anticipated in early 2026.

This achievement was made possible through the **unwavering support** of **sponsors, volunteers, donors, and future homeowners** who believed that everyone deserves a **safe, affordable place to call home**. Cedar Creek stands as a powerful testament to what is possible when a **community comes together with purpose**.

Now, we turn the page to our next chapter, Marble Creek.

Rising from **81 acres of land in Magnolia**, Marble Creek represents the future of affordable, workforce housing in Montgomery County. This thoughtfully planned neighborhood will be home to **over 200 families** and designed to foster connection through **parks, walking trails, and shared green spaces**. It is a place where **stability can grow, children can thrive, and neighbors can build lasting relationships**.

Marble Creek is made possible through extraordinary generosity, including the **donation of land by the Chimenti family** and the leadership of our **Capital Campaign Committees, Board of Directors, and Advisory Council**. With land development underway and home construction anticipated to begin in Summer 2026, future homeowners are expected to move into their homes starting in early 2027.

As a self funded organization, **Habitat MCTX relies entirely on local support** to make projects like Marble Creek possible. Our Marble Creek Capital Campaign is raising more than \$11 million to fund the initial development phase, including infrastructure such as utilities, water systems, drainage, detention, and streets.

Cedar Creek shows us what is possible. Marble Creek invites us to dream even bigger.

Join us as we continue building homes, communities, and hope.

Learn more or support the Marble Creek Capital Campaign by visiting habitatmctx.org/marble-creek or scanning the QR code below.



Marble Creek
Capital Campaign

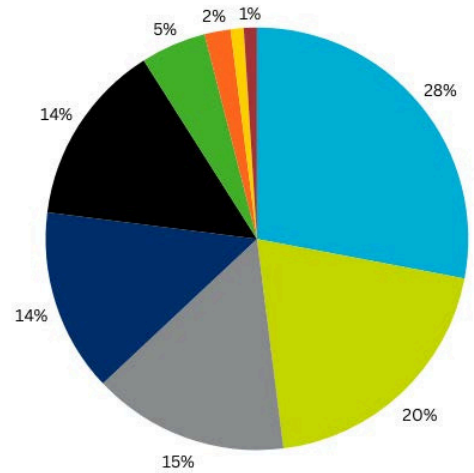


FY 2024-2025 Financials

sources of funds - \$7.1 M

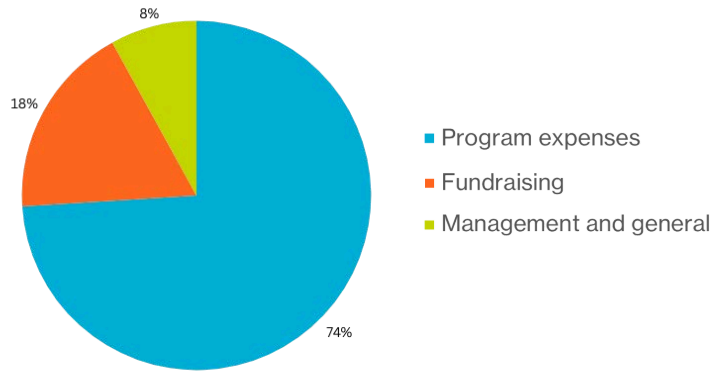
Habitat for Humanity Montgomery County, TX raised over \$7.1 million in fiscal year 2024-2025. The funds came from several places; the largest sources were individual donations, low-cost housing sales, and fundraising events.

- Individual donations
- ReStore sales
- Other
- Low-cost housing sales
- Corporate donations
- Government grants
- Fundraising events
- Foundation grants
- Churches or civic donations



organizational expenses - \$4.7 M

Due to the diligent stewardship of the Habitat MCTX Board of Directors and staff, 74% of expenses directly supported programming, including our homeownership, home repair, and ReStore programs.



More ways to make a difference

Every action you take helps build a world where everyone has a decent place to live.



Double your impact through your employer

Contact your human resources department to learn if they will match your donation.

Become a volunteer

Giving your time and efforts is one of the most meaningful ways to contribute.

habitatmctx.org/volunteer

Donate your old car or boat

We accept all kinds of vehicles – cars, trucks, RVs, vans, SUVs, boats and motorcycles whether they are running or not. Towing is free!

habitatmctx.org/donate-a-car

Learn more about our ReStore

Shop, volunteer or donate at the Habitat for Humanity MCTX ReStore.

habitatmctx.org/restore



To learn how you can give today, visit habitatmctx.org/donate



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ReStore

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