

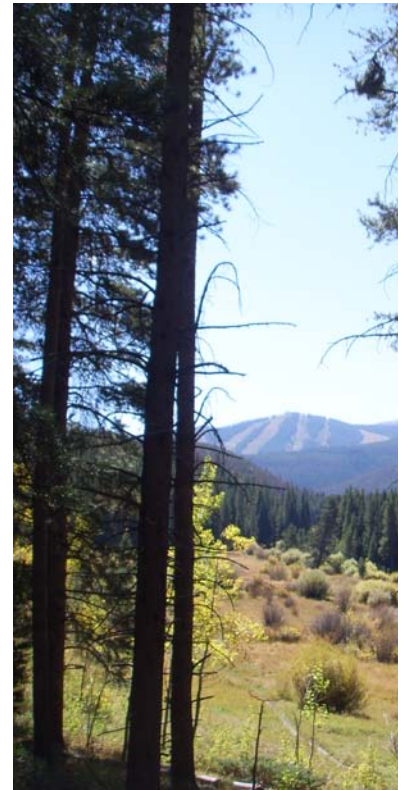
Resort Development Winter Park, CO

- *53 acre development opportunity*
- *Walking distance to amenities in the town of Winter Park*
- *Close proximity and access to the ski area*

The Town of Winter Park is the closest major resort town to the Denver metropolitan area. Only 65 miles away and home to “Colorado’s Favorite Ski Area,” the town provides a quick escape for Denver area residents during winter and summer.

Perfectly positioned next to the Continental Divide, Winter Park receives 370 inches of snow annually – which translates into over six feet per month during the ski season. Goliath bumps, groomed cruiser trails, and a snow park draw outdoor enthusiasts to Winter Park’s 3,000 acres serviced by 22 lifts and 134 trails. Five mountains – Winter Park, Mary Jane, Parsenn Bowl, Vasquez Ridge and Vasquez Cirque – are completely interconnected by lifts with two separate base areas: Mary Jane and Winter Park.

The principals of CAG are holding 53 acres of property in the heart of Winter Park for future development as a sustainable, year-round community that may ultimately include up to 500 residences, a hotel and supporting commercial space. The project goal is to set a new standard for environmental sustainability in a mountain resort community.



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