



NEW PARK
CONDOS

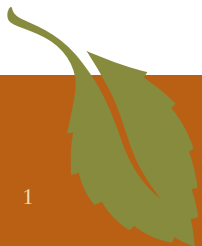
435.649.9000 • www.newparkcondos.net

FLOOR PLANS

Location

If location is everything... then Newpark Condos have it all and more:

- Newpark Condos are located in the heart of Newpark Town Center... The gateway to the newer side of Park City.
- Only 25 minutes from Salt Lake International Airport.
- Minutes from the best skiing in the nation including Deer Valley, Park City Mountain Resort, and The Canyons Resort...home of the 2002 Winter Olympics.
- Walk through our Sun Calendar Plaza amongst glowing fireplaces, and outdoor cafés to fine dining, fabulous shopping, theatres, amphitheatre, and a family bowling center, all in a resort village atmosphere surrounded by spectacular mountain and meadow views.
- Our location offers something for every season within minutes, not just the greatest snow on earth for skiing and snowboarding...but miles of beautiful trails for hiking, biking, and horseback riding, breathtaking streams for fly fishing, lakes for water and jet skiing, fabulous golf courses, hot air balloon trips, and incredible rock climbing. Also don't miss historical Main Sreet, the Olympic Park, or any of the many sites Park City has to offer.
- Immediately adjacent to the Swaner Eco Center and Museum is their 1,100 acre nature preserve, boasting beautiful meadow views and abundant wildlife.
- Newpark is also home to a state-of-the-art Recreation Center complete with indoor Pro-Grass Field, Batting Cages, 1/9 mile elevated jogging track, and weight room.



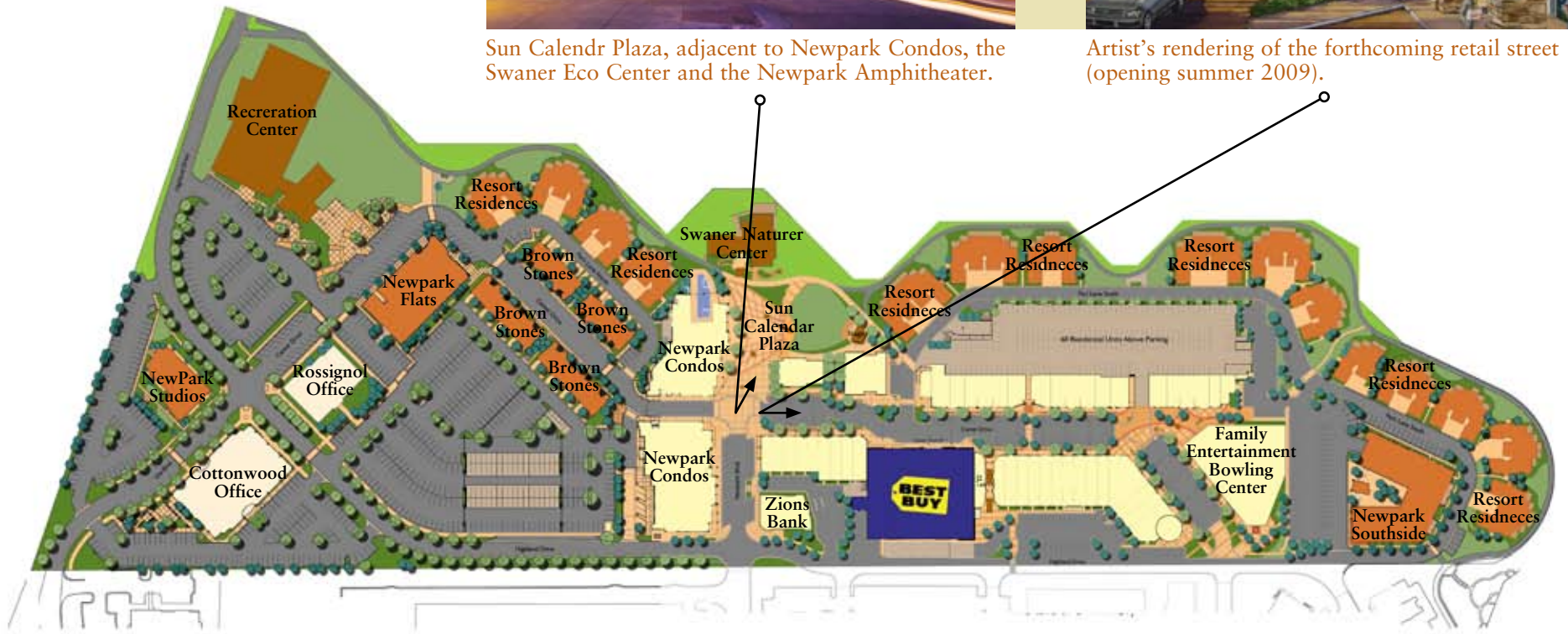
Site Plan



Sun Calendar Plaza, adjacent to Newpark Condos, the Swaner Eco Center and the Newpark Amphitheater.



Artist's rendering of the forthcoming retail street (opening summer 2009).



Interior Features

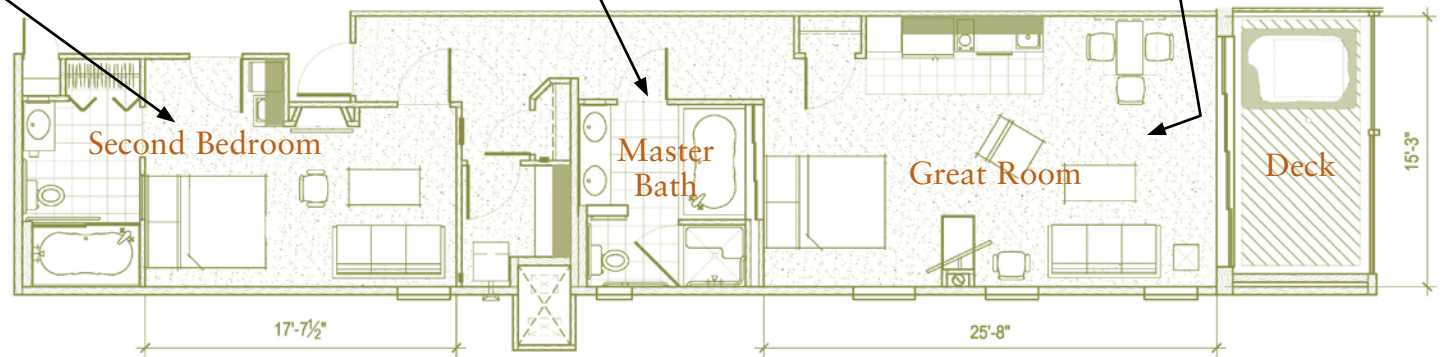
Stunning floor plans with state-of-the-art architectural features in every unit perfectly designed with attention to every detail....

- 14 ft. glass WINDOW walls in each unit capture amazing panoramic views. Soak up spectacular views while you soak in your private hot tub or...
- Watch a flat screen television while soaking in your private hot tub. The television rotates for viewing from several locations, including your private hot tub...
- All units are fully furnished...with EVERYTHING. This includes all furniture, electronics, appliances, linens, lamps, art, accessories, kitchenware, dinnerware, silverware, glassware, cookware, blender, toaster, cutting board, knife sets, french coffee press, and more.
- 2 fireplaces in every unit - all fireplaces are strategically located to give better view and warmth from more locations in your unit.
- Gorgeous appointments and millwork throughout, including custom cabinets and custom-made furniture for each unit.
- Sleep well on our "Better Than Most Beds" and Sofa Sleepers with State-of-the-Art Bedding Systems.
- Upgrades are the standard on all units with stunning granite counter tops in all kitchens and bathrooms, 9' ceilings, knotty alder doors, beautiful brushed stainless steel appliances, and more.
- All appliances are included at no additional cost. These include Washer, Dryer, Refrigerator, Two Burner Electric Range, Dishwasher, and Microwave/Convection Oven.
- Flat screen televisions.
- High speed internet and Cable TV.
- Over-sized, soaking bath tubs.
- Standing master shower with euro glass.
- Lockable owner storage closets.



Cloudveil

1,042 sf*



Redridge

1,107 sf*



*Approximate Square footage, Buyer to independently verify footage.



Cloudveil & Redridge Floor Plans

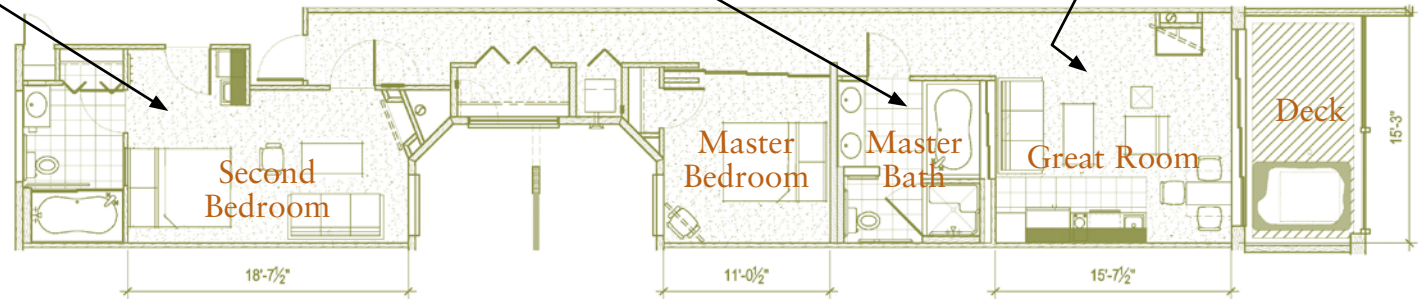
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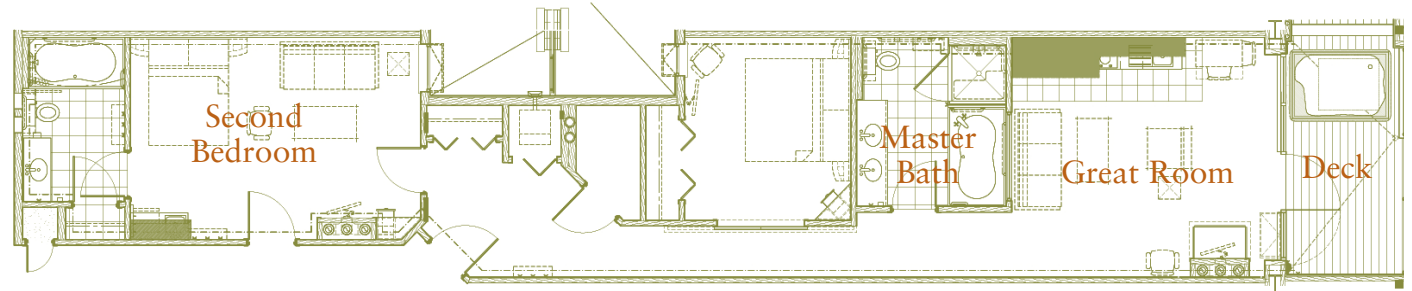
Starpine

1,111 sf*



Sunbreak

1,154 sf*



*Approximate Square footage, Buyer to independently verify footage.



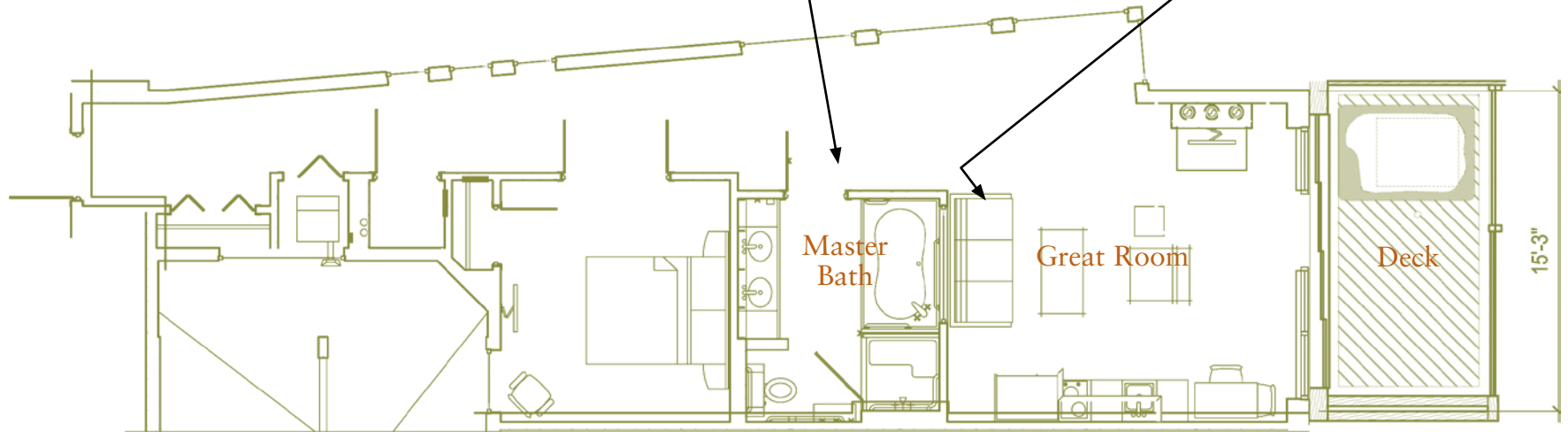
Starpine & Sunbreak Floor Plans

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Blackwood

870 sf*



*Approximate Square footage, Buyer to independently verify footage.



Amenities

Our complete plan is to have almost every convenience right on-site:

- For your all weather enjoyment there is a beautiful Indoor/Outdoor heated pool with lap lane, oversized outdoor hot tub, steam room and sauna, and private exercise room ...and if you are in the mood to really pamper yourself, visit the anticipated spa for a massage or other services.
- Relax and watch the snow fall surrounded by floor-to-ceiling glass walls in our spectacular “Sky Bridge Lounge” which connects our two condominium buildings and serves as a “Sky Walk” overlooking Newpark’s retail main street. The Sky Bridge Lounge includes a private bar, circular firepit, comfortable seating, and cozy nooks with gaming boards. It is also available for private parties and special events.
- Enjoy the convenience of a sports equipment locker (1 for each condo) large enough to hold skis, snowboards, boots, mountain bikes, golf clubs, and other gear. The locker room is next to the pick up and drop off of Newpark’s express shuttle pick up and drop off, which takes owners to and from all three local ski resorts.
- Current retailers include Cafe Rio Mexican Grille, Dolcettis Italian Gelato, Breeze Ski & Max’s Snowboard Rental, Massage Envy Spa, and Maxwell’s East Coast Eatery (an Italian restaurant and bar). In the future, there will also be a Best Buy electronics, a family bowling center, and much more.
- Sun Calendar Plaza and Newpark Amphitheater...the perfect community gathering spot for outdoor dining and summer concerts, complete with glowing fire pits and ample outdoor seating.

