



FEATURES, AMENITIES AND SERVICES

Astutely designed and appointed, the Vail Valley's newest luxury address thoughtfully integrates with the area's natural environment. This highly amenitized, modern property is a seamless extension of its owners' and guests' adventurous lifestyle. Each Frontgate | Avon residence features an open floorplan, stainless steel kitchen appliances, washer/dryer, walk-in closets, an owner's closet, a private balcony or patio, and one of three modern finish packages.

GENERAL RESIDENCE FEATURES

- A variety of floorplans offering a range of designs to meet individual needs, each with its own patio or balcony. The floorplans are open and thoughtfully planned making them ideal for entertaining or decompressing after an adventurous day outdoors.
- 3 modern designer finish packages
- Wood flooring in all living areas
- Carpeting in all bedrooms including rich, premium wool carpeting in the master suites
- Up to 9' ceilings in main living areas
- 7'6" and 7'0" entry doors, and solid core interior doors throughout each residence
- Recessed lighting fixtures
- Pre-wiring for automatic roller shades in living rooms
- Lockable owner storage

GOURMET KITCHEN/LAUNDRY FEATURES

- Premium, European-style cabinetry in a choice of finishes, each fully coordinated with all other designer elements
- A mix of granite and quartz countertops with limestone and herringbone mosaic backsplash

- Seamlessly open kitchens including the following appliances:
 - 36" gas cooktop and oven
 - Dishwasher
 - Microwave drawer
 - Flush built-in 36" French door refrigerator
 - Large undermount sink, pull-out faucet and garbage disposal with an air-switch
- Hood liner over gas cooktop with a custom backsplash
- 4-bedroom residences and townhomes also include an undercounter wine refrigerator
- Washer/dryer

LUXURIOUS BATHROOM FEATURES

- Premium European-style cabinetry
- Beautifully coordinated porcelain surfaces
- 5-piece primary bathrooms include:
 - A large, freestanding tub
 - An oversized, frameless shower with bench and dual option showering with a handheld rain head
 - Elegant, custom metal-framed mirror with shelf and floating vanity with matte chrome fixtures

A LIMITED COLLECTION OF MODERN MOUNTAIN RESIDENCES



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RESIDENT AMENITIES

- **The Springs Outdoor Oasis:** A one-of-a-kind, year-round outdoor aquatics experience including:
 - Pioneer Plunge water slide
 - State-of-the-art pool
 - Big Spring 15-person hot tub
 - Great Spring 35-person hot tub
- **Riverview Terrace:** A spacious, elevated, landscaped patio overlooking the Eagle River with multiple seating areas, fire pits and large pergola.
- **Mountainside Courtyard:** A beautiful gathering area with expansive seating and dining areas, grills, and fire pit.
- **Wanderlust Lounge:** A relaxing social space to connect and share the day's adventures.
- **Fika Coffee Bar:** Located on the second floor, provides a private space for a hot beverage and spending time together.
- **Sports & Entertainment Suites:** Provide access to over 45 world-class golf courses and over 15 sports and games. (one delivered in Phase I and the second delivered in Phase II)
- **The Dröm:** A family entertainment center that will provide endless activities, including billiards, shuffleboard, and ping pong. (Phase II)

HEALTH & WELLNESS

- State-of-the-art 3,600 sf Fitness Center with Technogym equipment, movement studio, and yoga room.
- Community eBikes available for residents.

RESIDENT SERVICES & PEACE OF MIND

- Access-controlled entry points included for residential lobbies, garage, and all applicable amenities
- Secured garage parking for owners' vehicles
- On-site property management and service personnel to ensure a stress-free lifestyle
- Energy efficient living afforded by progressive design and planning, along with advanced construction techniques and materials
- State-of-the-art Air Sanitation System in common areas
- Solar Energy Capture System to minimize energy usage
- Emergency generators to support life safety systems in the event of a power outage

OWNER CONVENIENCES

- Ski/Boot Storage and Locker Room
- Bike Storage
- Climate Controlled Parking
- Electric Vehicle Charging
- Property Management Services
- 2 Common Work Spaces (Phase II)
- Car, Bike and Dog Wash (Phase II)
- 2 Adventure Ski Shuttles to Vail and Beaver Creek
- Frontgate Market complete with grab n' go food options



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