

IN THIS ISSUE

- » Now Playing on EdgeTube
- » Kids' Corner
- » Upcoming Events
- » TOP SECRETS from the Edge
- » Inside Edge - Edgemont Model Suite Opening Soon!

**LIFE ON THE EDGE
INSIDER EDITION**

Late Summer
Edition 2009

Now Playing on EdgeTube



A Sneak Peek at Our Progress

Just a tasting of the elegant finishes in Steamboat's newest slopeside residences.

A Note from Garrett:

We are less than 6 months from the closing of your new slopeside residence at Edgemont, and couldn't be happier about the progress that has been made over the course of the summer. From drywall and stonework to built-in cabinetry and hardwood flooring, almost every stage of finish work is going on inside the walls of the Ridge building. For those of you who have yet to tour Edgemont this summer, we have put together a 'sneak-peek' of the progress to date, which can be viewed in the EdgeTube portion of this newsletter.

After a slower than normal winter, there is buzz in the real estate community that activity has begun to pick up and we are beginning to see an increase in the number of real estate closings here in Steamboat. From an Edgemont sales standpoint, we are very pleased by the number of Steamboat enthusiasts that have taken an interest in our 'beach-front' residences over the past few months and are excited to announce that one of our south facing, 3 bedroom residences (#2302) has just gone under contract.

Another exciting announcement is that Friday, September 4th will be the official grand opening of our fully-furnished model suite. Starting Labor Day Weekend we will be running tours up to the model suite (by appointment only), and would be happy to schedule a tour date/time for you and your family/friends.

In September, look for regular updates from us as we will be sending you important information about our closing process and the financing options that will be available to you through our approved lenders. We will do our best to make the closing process as seamless as possible, and ask that you keep an eye out for these important updates. As always, I am available to answer any questions you may have about Edgemont and look forward to welcoming you to your new home this coming ski season.

Warm Regards,

Garrett Simon
VP of Development – The Atira Group



The Scaffolding Comes Down! 8/26/09

Kids' Corner

Inside Edge:

Grand Opening of the Edgemont Model Suite – Labor Day Weekend!

Mark your calendars!

Friday, September 4th is the grand opening of our 3 bedroom model suite! Big thanks to GE Johnson and Slifer Designs for getting our model suite ready much faster than originally planned. The residence that was chosen for our model suite is a D1, 3 bedroom residence with the following floorplan:



This residence, finished in the Morningside Finish Scheme, will be furnished by Slifer Designs with one of our turn-key, Rustic Mountain furniture packages. Here are the links to our optional furniture packages that have been designed especially for our residences, and are currently available for our homeowners to purchase:

[Refined Mountain Furniture Package](#)

CLASSIC SHAPES TRANSITIONED TO CLEAN LINES WITH WELL APPOINTED TEXTURES AND A SOFT, SOPHISTICATED COLOR PALETTE DEFINE THE EXPERIENCE OF COMFORTABLE, MODERN LIVING IN THE MOUNTAIN ENVIRONMENT.



Yampatika's fun late-summer activities for kids of all ages!

Yampatika, is a local, non-profit organization that offers environmental education programs for adults and children of all ages. Yampatika's year-round outdoor awareness programs are open to locals and visitors alike – here is a sampling of their late summer programs:

- **Mineral Springs Walking Tours** – A fact-filled tour of Steamboat's 'stinky', natural hot springs in the downtown area. Tuesdays from 9:00-10:30am through September 1st. FREE
- **Bats, Owls and Other Neat Things** – Learn about our furry night friends from Colorado Department of Wildlife Biologist, Apple Snider. Then follow her on a nighttime search for some local owl and bat species. Thursday, August 27th from 7:30-9:00pm. \$50/person for non-members.
- **Fall Edibles & Color Hike** – Experience Colorado's famous fall colors on a hike through one of the most colorful spots in the Yampa Valley. Taste some of nature's Fall edibles along the way. \$60/person for non-members.

For more Yampatika environmental education programs, visit their website: www.yampatika.org

Upcoming Events

- Aug 30** 5th Annual Steamboat Springs Triathlon at Lake Catamount www.steamboattriathlon.com
- Sept 4** Grand Opening of Edgemont's Model Suite!
- Sept 4-7** 'Come Sale Away' Sidewalk Sale in Downtown Steamboat Springs - Huge late-summer sales at the downtown retail stores.
- Sept 5-6** Wild West Air Fest at the Steamboat Springs Airport www.steamboat-chamber.com
- Sept 5-7** Stock Dog Challenge - Watch top border collies in the country find their way through obstacle courses. www.steamboat-chamber.com
- Sept 6** Downtown Hoedown and Chuck Wagon Chili Challenge - An afternoon of chili tasting, live music and libations! www.steamboat-chamber.com
- Sept 18-20** Steamboat OktoberWest – Food, beer, games and activities all weekend long! www.steamboat-chamber.com
- Sept 19** Run Rabbit Run - 50 Mile Ultra Trail Run through Routt National Forest. www.steamboat-chamber.com
- Oct 16-18** Steamboat Sisters Weekend - Kick-off wine reception followed by a weekend of girl-licious activities! www.steamboat-chamber.com

Rustic Mountain Furniture Package
TRADITIONAL, PLUSH FURNISHINGS COMPLIMENT A RICH, VIBRANT COLOR PALETTE WITH RUSTIC ELEMENTS THAT SET A DRAMATIC TONE STEEPED IN TIME HONORED HISTORY SYNONYMOUS WITH WESTERN LODGE LIVING.

[Housewares \(comes standard with both of the packages above\)](#)

If you would like to schedule a tour of our model suite, please send us an email or give us a call to schedule your tour date/time:

Sales@EdgemontLiving.com
877.871.4665

TOP SECRETS from the Edge



Allison's Favorite Lunch Spot

Here at Edgemont, we're not just selling slopeside condos, we're also selling our favorite local restaurants, events and hangouts! If you're looking for a quick and easy, reasonably priced, gourmet lunch or dinner – my favorite is Steamboat's newest 'get-and-go kitchen', the Drunken Onion.

Besides a colorful and tasty array of wraps, sandwiches and salads to satisfy your lunchtime craving, Owner and Chef, Ben Strook, has prepared four huge coolers full of fresh, 'heat-and-serve' gourmet dinners!



My favorite fare at the Drunken Onion is their Roasted Chicken Caesar Wrap with a bottled Lavender Soda Water. If you're looking for quick dinner options, their Plain Jane Lasagna, Blackened Tilapia Tacos or Pulled Pork with Apple Habanero Sauce are sure to please the entire family. There's even a tasty array of desserts for those with a sweet tooth (guilty!) including homemade Graham Cracker Crust Ice Cream and Peanut Butter Pie!

So if you are looking for a scrumptious meal on the go, The Drunken Onion is hands down, my favorite 'kitchen' in Steamboat. Yum yum!

The Drunken Onion is located in Wildhorse Plaza next to the Wildhorse Theater and Tall Tulips Flower Shop. 970.879.8423 www.drunkenonion.com

The Scaffolding Comes Down!

Just in...check out these photos!



South Face 8-26-09



View from under the gondola. 8-26-09



North Face - 8-26-09

Contact Info: Toll Free: 877.871.4665, Address: Edgemont Preview Center 2300 Mt. Werner Circle, Suites C2 & C3 Steamboat Springs, CO 80487, Email: sales@edgemontliving.com, Website: www.EdgemontLiving.com

This is not intended to be an offering or solicitation for sale in any jurisdiction where the project is not registered in accordance with applicable law or where such offering or solicitation would otherwise be prohibited by law. Listed with Edgemont Realty, LLC, a licensed Colorado Broker.



INTERESTED IN RECEIVING LIVE
UPDATES ON EDMONT? COME
FOLLOW US ON TWITTER!
[CLICK HERE](#)