



For Release May 6, 2017

### Six Neighborhoods Now Selling in The Cliffs Village at Summerlin®

**Las Vegas, Nevada (May 6, 2017)** – Six diverse and gorgeous neighborhoods, each offering a wide range of new homes in a variety of styles and price points, are now actively selling in The Cliffs village within the master-planned community of Summerlin®. The community's southernmost village, The Cliffs is named for the picturesque cliffs and ridgeline that form its spectacular backdrop. Offering exquisite views of the valley, the Strip and the Spring Mountains, The Cliffs is now taking shape on the area's elevated and terraced landscape that maximizes its spectacular topography.

**Vistara by Pulte Homes** is a gated neighborhood with six unique floor plans in both single- and two-story designs ranging from 2,156 to 2,599 square feet and priced from the high \$300,000s. Vistara offers from two to five bedrooms, including a first-floor master bedroom, and two-and-one-half to four-and-one-half bathrooms. The neighborhood's "rugged contemporary" architectural style, designed to blend with The Cliffs' stunning natural environment, also takes advantage of the village's outside beauty via large covered patios and balconies, multi-panel sliders, outdoor built-in fireplaces and BBQs, along with many home personalization options. Pulte homes offer industry-leading warranties with a focus on energy efficiency. These elements, including tankless water heaters, Energy Star appliances, Low e-windows and High SEER HVAC systems, combine to earn Vistara a 3.1 Energy Star rating and superior build quality.

**Skystone by Woodside Homes** is a private, gated neighborhood with four spacious and open two-story floor plans that feature a contemporary architectural style. Floor plans range from 2,637 to 3,220 square feet with three to four bedrooms and an optional fifth bedroom or second master suite in some models, up to four bathrooms and priced from \$500,000. Options in some models include formal dining room, bonus room, home theatre and a three-bay garage. Each home is beautifully designed with a stylish modern exterior and a comfortable interior with warm, open living spaces, large covered loggias and private courtyards. Woodside Homes' Better by Design approach to homebuilding offers a plethora of features that come standard with each home, from gourmet kitchens with maple cabinetry and stainless steel GE appliances to elegant eight-foot doors and quartz or granite slab kitchen countertop.

For those looking for an active adult lifestyle surrounded by like-minded individuals creating a new chapter in their life, **Regency by Toll Brothers** offers all single-story homes in nine unique

floorplans spanning 1,665 to 2,424 square feet and priced from the \$400,000s. This staff-gated neighborhood includes a resort-style amenity package with a clubhouse spanning more than 16,000 square feet with indoor lap pool and outdoor resort-style pools; tennis, pickle ball and bocce ball courts; executive demonstration kitchen; and an onsite lifestyle director who will schedule classes and plan social gatherings. Regency features a desert contemporary architectural style executed in three distinct collections that feature gourmet kitchens, two bedrooms, up to two-and-one-half bathrooms and expansive indoor-outdoor living spaces.

**Oluna by Lennar** features contemporary architectural designs in four distinctive and spacious floor plans that range from 3,290 to 3,800 square feet and priced from the high \$500,000s. These gorgeous and expansive two-story homes are ideal for families and entertaining. All floor plans include four bedrooms and three and one-half bathrooms and offer two- or three-bay garages. Oluna homes come with Lennar's "Everything's Included" package that feature many upgrades like granite countertops, gourmet kitchen with appliances, home automation and much more. Also available at Oluna is Lennar's signature Next Gen® – a home within a home private suite ideal for visiting guests or extended family.

**Granite Heights by Toll Brothers** is a gated neighborhood of 85 all single-story homes artfully built along the village's ridgeline, creating a true sense of sanctuary. Designed with modern luxury and laid out to maximize both city and mountain views, Granite Heights homes feature three open floor plans from 3,156 to 3,291 square feet, 10- to 16-foot ceiling heights, abundant indoor/outdoor living spaces and more. Models offer from three to five bedrooms and from three to five bathrooms. Homes are priced from the high \$700,000s.

**Ironwood by Toll Brothers** features three contemporary home designs priced from the high \$500,000s. Ironwood homes feature spacious floor plans with unique indoor/outdoor living spaces that take advantage of the village's elevation, views and stunning natural landscape appealing to today's modern families. The Cobalt floorplan spans 2,515 square feet and includes a large rear covered patio. It features three bedrooms, two and one-half bathrooms and a three-car garage. The Indigo floorplan features a high plains architectural style, encompasses 2,705 square feet and offers three bedrooms, two and one-half bathrooms and a three-car garage. And finally, the Jade floorplan features a contemporary design aesthetic, spans 2,823 square feet and offers a choice of private courtyard or generous covered patio. It offers three bedrooms, three and one-half bathrooms and a three-car garage.

The Cliffs village will eventually be home to 10 neighborhoods encompassing more than 1,700 homes. Village amenities include Faiss Middle School, Faiss Community Park, Wet 'n' Wild water park and an indoor aquatic center built by The Howard Hughes Corporation and deeded to Clark County to maintain and operate as a public facility. A new public school, Shelley Berkley Elementary, will open in August for the 2017-18 school year, and future trails and a Summerlin village park are in the planning stages.

A Cliffs village address comes standard with all that Summerlin offers, including parks of all sizes, resident-exclusive community centers, pools and events, 150-plus miles of

interconnected trails, ten golf courses, more than two dozen public and private schools and the Downtown Summerlin® area offering fashion, dining, entertainment, Red Rock Casino, Resort & Spa and the future home of the Vegas Golden Knights' NHL practice facility.

Stretching south of Bishop Gorman High School near the southernmost tip of the community, The Cliffs is conveniently located near the 215 beltway for easy access to all points in the valley, including McCarran International Airport, the Strip and Downtown Summerlin.

For more information about Summerlin's new homes and amenities, visit [Summerlin.com](http://Summerlin.com).

**PHOTO CAPTION:** Six diverse and gorgeous neighborhoods, each offering a wide range of new homes in a variety of styles and price points, are now actively selling in The Cliffs village within the master-planned community of Summerlin®. The community's southernmost village is named for the picturesque cliffs and ridgeline that form its spectacular backdrop.

#### **About Summerlin**

Developed by The Howard Hughes Corporation, Summerlin began to take shape in 1990 and has ranked in the country's top 10 best-selling master-planned communities for nearly two decades. Located along the western rim of the Las Vegas valley, Summerlin encompasses 22,500 acres with approximately 6,000 gross acres still remaining to accommodate future growth, including infrastructure, open space and common areas, all within the master plan. The community is currently home to nearly 100,000 residents who enjoy an unparalleled list of amenities. These include more than 250 neighborhood and village parks, more than 150 completed miles of trails, 25 public and private schools, 14 houses of worship, nine golf courses, shopping centers, medical and cultural facilities, business parks and dozens of actively selling floor plans. Homes are available in a variety of styles – from single-family homes to townhomes– priced from the \$300,000s to more than \$2.5 million. For information on custom homesites in The Ridges please call 702.255.2500. Luxury apartment homes offer monthly rents starting from the \$900s. Visit [www.summerlin.com](http://www.summerlin.com) for more information.

#### **About The Howard Hughes Corporation®**

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#### **Safe Harbor Statement**

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