



10845 Griffith Peak Drive Suite 160
Las Vegas, NV 89135

Howard Hughes  SUMMERLIN.COM

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BE PART OF SOMETHING BEAUTIFUL

A woman with dark hair tied back is running on a paved path that curves through a grassy area. She is wearing a white sleeveless crop top and leggings with a bold, colorful geometric pattern in blue, red, and white. In the background, a city is illuminated at night, with numerous lights creating a bokeh effect. The sky is a deep twilight blue. A wooden fence runs along the path behind her.

SOME PLACES JUST **Feel like Home**

It's all right here. From the simple to the spectacular. From the silence of daybreak to the roar of the crowd. From the glow of The Strip to the awe of Red Rock Canyon. From quiet neighborhoods to buzzing blocks of fashion, dining, sports and entertainment. No matter where you turn, Summerlin presents inspiration in every direction, beckoning you to be part of something beautiful.



More Planned Perfection for Years to Come.

HIKE. BIKE. RUN. EXPLORE.
GATHER. APPLAUD. PLAY.
BREATHE.



Summerlin is 22,500 acres of master-planned perfection just waiting for life's most beautiful moments. More than 150 miles of trails are carved into this desert oasis, meandering through hundreds of parks and the most diverse and stunning selection of homes in the city.



Vistas Pool



Cottonwood Canyon

SOME PLACES LET YOU
Live out Loud.

This is life lived out loud. Outside the box. Outside the lines, defined only by the outstanding backdrop of stunning Red Rock Canyon. With 300+ days of constant sunshine each year, life in Summerlin is as bold, beautiful and brilliant as it gets.



Red Rock Loop

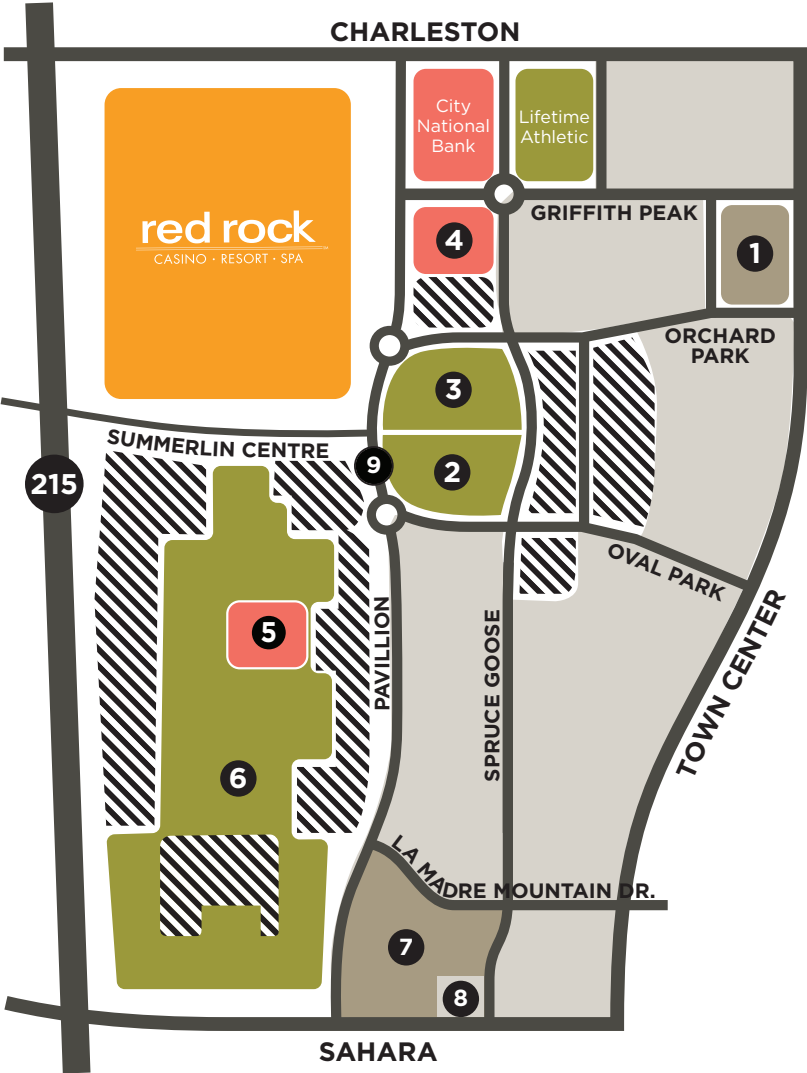
SHOP. WORK.
EAT. DRINK.
Be.

Fashionistas, foodies and fun seekers all gather on the bustling city blocks of Downtown Summerlin®, where residences, shops, sports, restaurants, bars and entertainment come together. When this stylish area is fully developed, the 400-acre walkable urban core will be home to even more excitement, as well as retail, office and luxe, high-density, urban-style residences. Here, the line between work and play is beautifully blurred.



DOWNTOWN SUMMERLIN MAP

DOWNTOWN SUMMERLIN®



- 1 CONSTELLATION®
Luxury Apartments
Now Leasing
- 2 Las Vegas
Aviators
Home Field
- 3 City National Arena
Vegas Golden Knights
NHL Practice Facility
- 4 TWO
SUMMERLIN
10845 Griffith Peak
Now Leasing
- 5 ONE
SUMMERLIN
1980 Festival Plaza
Now Leasing
- 6 Fashion and Dining
- 7 TANAGER
Luxury Apartments
Now Leasing
- 8 Clark County
Fire Station 28
- 9 RTC Transit Station

Office Resort Residential Entertainment Parking Future Development

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SOME PLACES **Energize You.**

The Howard Hughes Corporation has expanded residential opportunities in the Downtown Summerlin area east of Pavilion Center Drive with the opening of two luxury leased residences, **Constellation®** and **Tanager®**. This marks the beginning of residential living in an area that will include thousands of multi-family units, as well as additional office, retail and entertainment space.

Tanager

These richly detailed one- and two-bedroom luxury living spaces are nestled right into the heart of Downtown Summerlin, where shopping, dining, entertainment and home all come together in one amazing place. All centered around a playful dog park and top-of-the-line fitness center with a clubhouse featuring a resort-style pool.

Constellation

Contemporary urban-chic architecture with luxury floor plans. A cutting-edge fitness center, resort-style pool with cabanas and outdoor BBQ area, spa with tanning services and on-call masseuse and aesthetician complete the center-of-the-city feel





A WHOLE NEW Ballgame.

Downtown Summerlin is delighted to be the home turf for our home teams:

City National Arena, the practice facility and home of our Vegas Golden Knights.

Las Vegas Ballpark®, a triple-A baseball stadium where you can root-root-root for the home team, the Las Vegas Aviators.



SOMEDAY Starts Here.

Business. Class. This coupled with unparalleled views with unlimited potential, against the perfect boardroom backdrop — from Red Rock Canyon to The Strip. With decades of development under its belt, Summerlin has easily become the community of choice for many of those looking to live, work and play.

From Summerlin's inception, community developers have employed considerable innovative planning and design techniques to create signature features now synonymous with the community. Including diverse housing options for all employees with more than 100 new home floorplans currently selling.

Summerlin's ease of connectivity to the city in part to its location situated within two major freeway connectors and the overall valley ranking #4 for least traffic congestion and quality infrastructure by WalletHub.

Two Summerlin





The Paseos

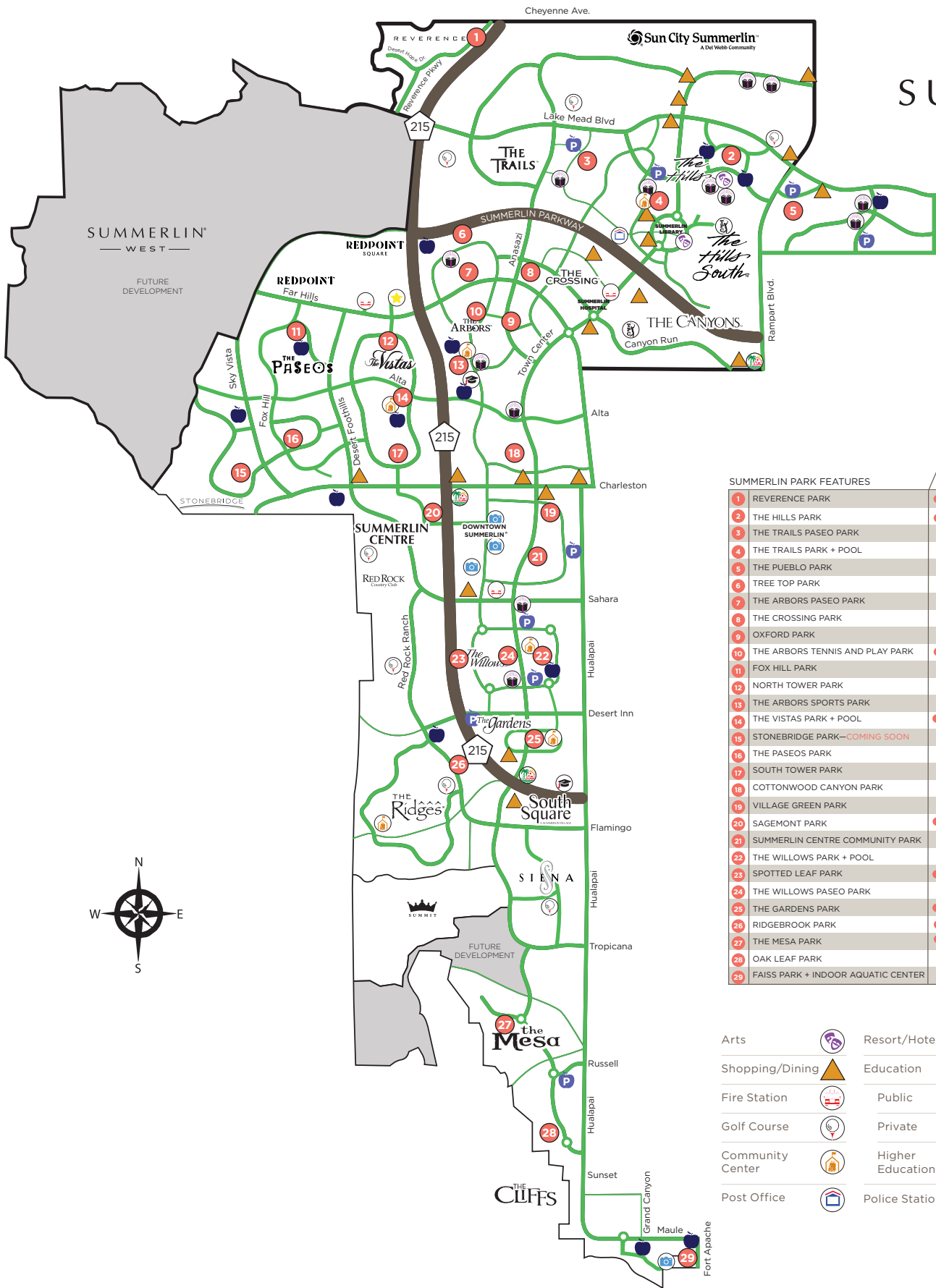
SOME PLACES INSPIRE YOU TO PLAY **Wide Open.**

Summerlin's community parks boast swimming pools, tot lots, baseball fields, basketball courts, ziplines, Frisbee golf and pickleball courts. The Summerlin Library & Performing Arts Center and the Nevada Ballet Theatre bring dance, drama, music, comedy and culture. Here, lifelong play isn't just encouraged. It's mandatory.



Fox Hill Park

AMENITIES MAP



SUMMERLIN®
AMENITIES

SUMMERLIN PARK FEATURES	TENNIS											
	BASEBALL / SOFTBALL	BASKETBALL	SOCCER	POOL	FOOTBALL	PLAYGROUND	KOLLETTBALL	SPACED SEATING	ZIP LINES	POCKYBALL	SEASONAL SLALOM	FRISBEE GOLF
1 REVERENCE PARK												
2 THE HILLS PARK												
3 THE TRAILS PASEO PARK												
4 THE TRAILS PARK + POOL												
5 THE PUEBLO PARK												
6 TREE TOP PARK												
7 THE ARBORES PASEO PARK												
8 THE CROSSING PARK												
9 OXFORD PARK												
10 THE ARBORES TENNIS AND PLAY PARK												
11 FOX HILL PARK												
12 NORTH TOWER PARK												
13 THE ARBORES SPORTS PARK												
14 THE VISTAS PARK + POOL												
15 STONEBRIDGE PARK—COMING SOON												
16 THE PASEOS PARK												
17 SOUTH TOWER PARK												
18 COTTONWOOD CANYON PARK												
19 VILLAGE GREEN PARK												
20 SAGEMONT PARK												
21 SUMMERLIN CENTRE COMMUNITY PARK												
22 THE WILLOWS PARK + POOL												
23 SPOTTED LEAF PARK												
24 THE WILLOWS PASEO PARK												
25 THE GARDENS PARK												
26 RIDGEBROOK PARK												
27 THE MESA PARK												
28 OAK LEAF PARK												
29 FAISS PARK + INDOOR AQUATIC CENTER												

- Arts
- Shopping/Dining
- Fire Station
- Golf Course
- Community Center
- Post Office
- Resort/Hotel
- Education
- Public
- Private
- Higher Education
- Police Station
- Tournament Players Club
- Street-Side Trails
- Worship
- Attractions

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The Summit

FULL Swing.

Ten of the finest golf courses in the Valley reside here, including one of the world's first Jack Nicklaus-designed Bear's Best golf courses, Nevada's only two Tournament Players Club (TPC) courses, and The Summit, the only Tom Fazio-designed course in Summerlin:

Arroyo Golf Club at Red Rock

Bear's Best Las Vegas

Eagle Crest Golf Course

Highland Falls Golf

Mountain Course at Red Rock—Private Course

Palm Valley Golf Course

Siena Golf Course

TPC Las Vegas

TPC Summerlin—Private Course

The Summit Club—Private Course



Red Rock Country Club

A romantic couple stands on the peak of a large, dark rock formation, silhouetted against a vibrant orange and yellow sunset sky. The man is wearing a red jacket, and the woman is wearing a dark jacket. They are embracing each other. In the background, a range of mountains stretches across the horizon under the warm glow of the setting sun.

SOME THINGS ARE **Sacred.**

In 1988, the Summa Corporation (now The Howard Hughes Corporation) traded 5,000 acres of undeveloped land to create what is now Red Rock Canyon National Conservation Area, preserving and protecting it forever. And Summerlin has been thriving in the peaceful shadows of these crimson rocks ever since.

Red Rock's 200,000-acre, federally protected playground is known internationally for its striking desert and mountain landscapes and more than 2,000 climbing routes that have earned it the distinction as one of the top five climbing destinations in the U.S. More than a dozen trails offer everything from easy family hikes to more adventurous outings with double-digit mileage and 1,000 feet of elevation gain. The area's 13-mile, paved scenic loop is also a hot spot for cyclists and runners.

Adventure enthusiasts travel across the globe to make memories here, and when you live in Summerlin, it's quite literally an extension of your own backyard.



SOME DAYS JUST
Sparkle.



In Summerlin, there's always plenty of fun:

RESIDENT-EXCLUSIVE EVENTS:

Egg Hunt

Strawberry Festival

Friday Nite Live

Firecracker 5K

Snow Day

Pumpkin Festival

Hometown Holidays

Polar Plunge

PUBLIC COMMUNITY EVENTS:

Patriotic Parade

Tour de Summerlin

Summerlin Half Marathon

Festival of Arts

**AND HUNDREDS OF EVENTS
AT DOWNTOWN SUMMERLIN**





HIGHER Education.

More than two dozen of the Las Vegas valley's finest schools form the educational foundation of the community, including nationally recognized private schools, top-ranked public schools, as well as magnet and charter schools. Lifelong learning opportunities at several colleges and specialized higher learning facilities are also readily available. In Summerlin, academic accomplishments, athletic victories and cultural accolades abound.

For public school zoning information, visit ccsd.net or call 702.799.5000.





SOMETIMES, A HOME Chooses You.

With more diverse, new-home options than anywhere else in Southern Nevada and more than 20 villages to choose from, Summerlin has something beautiful for everyone: single-family homes, innovative active adult communities, luxe townhomes and apartments, mid-rise luxury condominiums and exclusive custom neighborhoods.

America's premier builders reside here: KB Home, Lennar, Pardee Homes, Pulte Homes, Richmond American Homes, Shea Homes, Toll Brothers, Taylor Morrison and Woodside Homes.

The Ridges



MEMORABLE MOMENTS
Happen Here.

BORDER MAP

Villages

Since inception, Summerlin has developed neighborhoods within villages to create a stronger sense of intimacy through the 35 square miles of the community. Each village highlights a signature architectural style, design features and standards that distinctly benchmark Summerlin’s lifestyle. Over time, the villages have taken on a more authentic blend of design criteria and sense of place that compliments the surrounding natural environment unique to the land.

Your most memorable moments just might happen here:

The Canyons	The Mesa	Redpoint Square	South Square
The Cliffs	The Paseos	Reverence	Stonebridge
Downtown Summerlin	Redpoint	The Ridges	Summerlin Center

Summerlin West

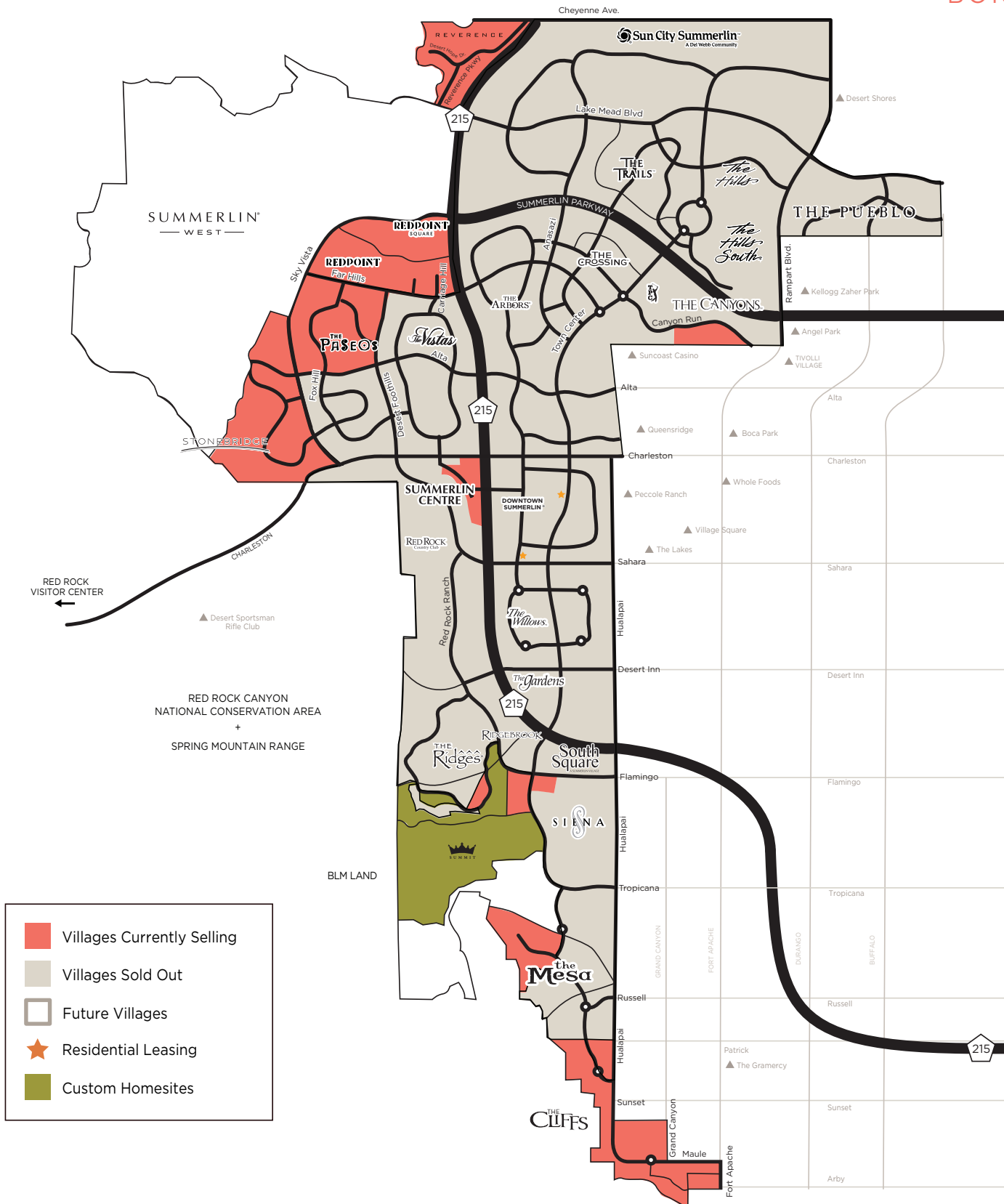
With the development of Summerlin West, this is even more true today. The majority of Summerlin’s developable land is in Summerlin West bordered by Charleston Blvd., the 215 beltway, Lake Mead Blvd. to the natural borders to the west.

Within the future villages and districts of Summerlin West, we’re moving, literally and figuratively, into new territory. Over 5,000 acres of high desert framed by the Red Rock Canyon National Conservation Area and La Madre Mountain Wilderness Area. Spanning the spectrum from vibrant urban living to big nature, traditional homes to spectacular estates at the edge of protected open space.



SUMMERLIN®

BORDERS



SOMEPLACE TO **Age Beautifully.**

Summerlin's 100,000 residents span all generations. We're both refining and redefining active adult living with neighborhoods like Regency, Trilogy and Heritage plus more age-defined home choices still to come.



Bear's Best Las Vegas





BUILD SOMETHING SPECTACULAR. Go Custom.

Do more than break ground. Break with tradition. At The Ridges®, space is a spectacle, and these custom lots await the expansive edge of your vision.

THE RIDGES MAP

Azure

Tucked away.

118 homesites held private from the parkway behind two gated entrances. Stunning golf course views. Dramatic vistas of Red Rock Canyon National Conservation Area and the valley.

Indigo

Gated. Gorgeous.

28 exquisite sites reserved for single-level homes. With 1/2- to 3/4-acre lots available, the golf course is the stage for breathtaking mountain sunsets. Residents are just steps away from Club Ridges.

To book a private tour, call 702.255.2500

Falcon Pointe

Go big and go home.

This elevated 3.86-acre estate lot overlooks tranquil waters and is the largest custom-built opportunity in The Ridges enclave. Enveloped by Jack Nicklaus Bear's Best Golf Course, stunning city views and mountain majesty.

Talon Ridge

Intimate haven.

Individually gated, at the southeast edge of The Ridges. An impressive entry leads to just 17 distinctive lots ranging from 1/4 to 1/3 acre. Unique building possibilities live here.





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FINDERS, Keepers.

Finders of the perfect home.
Keepers of everyday moments.

With custom search options and
easy village tours, you're sure to
find something beautiful at
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