



PAINTED PRAIRIE

Fresh. Urban Living.

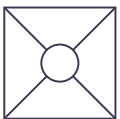


WELCOME HOME

Over 150 years ago, people from all walks of life were drawn westward in search of hope and prosperity. These were the pioneers. Now, people of all ethnicities and all different backgrounds are settled here, creating the uniquely diverse community it is today. Times have changed since the pioneers first arrived, but the spirit of Welcome Home continues to thrive at Painted Prairie. Today, this is where prairie meets city and urban meets suburban. Where you find the balance of indoor and outdoor getaways, all in a safe and secure neighborhood. Where diversity and inclusion — of people, of ideas, of architecture — are of the utmost importance. The belief here is simple. When neighbors become your friends, you elevate life for all. And when you're a creator of community — a place to call home — you're a part of something great, something bigger than yourself. These values, these ideals — *this is what you'll find at Painted Prairie.*

Welcome Home to Painted Prairie.

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DISCOVERY MEETS DIVERSITY

Painted Prairie's Home Advantage

There's so much to love at Painted Prairie. What truly sets us apart is a spirit of inclusiveness and adventure that can already be found in the people who've chosen to make this community their home. They're creating a life they've always dreamed of living — exploring more than 30 acres of open space, meeting neighbors at community events, planting in the community gardens, enjoying their brand new homes, and relishing in the balance of urban and suburban.

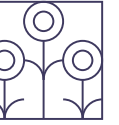
A Neo-Traditional Life

At Painted Prairie, home is more than the spaces inside your walls. Our neo-traditional community is a fresh alternative for aspiring residents who want it all. The neo-traditional philosophy pairs a revival of traditional styles and ways of life with the best current technology, elements, and influences. From our modern homes inspired by historical architecture to eco-friendly parks designed for optimal pedestrian connectivity and streetscapes that focus on the front porch, Painted Prairie embodies the neo-traditional ideal. First-time buyers and empty nesters alike will find that the life they're seeking is already here.



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OPEN SPACES • HAPPY FACES • MOUNTAIN VIEWS • VIBRANT HUES • ROOM TO ROAM • **WELCOME HOME**



JUST OUTSIDE YOUR DOOR

Parks, Open Spaces, Gardens & Trails

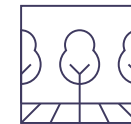
Wherever you are in Painted Prairie, an outdoor adventure is right around the corner. Discover our first eight engaging pocket parks dotted throughout the community. Plant your own produce at one of the community gardens. Bike or hike on miles of adjacent trails. Make believe at one of Painted Prairie's whimsical, environmentally-inspired playgrounds. Then, explore the stunning 22-acre showpiece, High Prairie Park, surrounded by sweeping mountain vistas, Denver's skyline, and the prairie dunes, made for gathering, exploring, playing, and dreaming.

Scan to learn more
about our amenities.





99 AMAZING ACRES



HIGH PRAIRIE PARK

The Great Outdoors in Your Own Backyard

Stretching across the heart of Painted Prairie with the Rockies looking on, High Prairie Park is an open air masterpiece of gathering spots, playgrounds, installations, gardens, green expanses, and peaceful vistas all flowing naturally along the subtle rise and fall of the high prairie. Our premier park was thoughtfully designed to inspire adventure, exploration, and connection with the natural world — a place to celebrate, rejuvenate and rediscover Colorado's unique native wonders.

SKI CHAIRS • BEACH • ARROYO • RED TAIL SAIL • ORCHARD • URBAN PIVOTS
ARTWALL BBQ • THE FORT • GAMBLE ROPES • LINCOLN LOGS • ADVENTURE RUN

Scan to learn more about
High Prairie Park.





Prairie Retreat Park

History comes alive at Prairie Retreat Park. Located on the final headgate of the 71-mile High Line Canal, the park will offer multiple recreational and educational spaces for residents and visitors. The Park serves as a gateway to local regional trails, the Cottonwood Grove Picnic Area, and historical points of interest throughout its 35 acres.



The Park at Town Center

Designed to be the heartbeat of the neighborhood, The Park at Town Center will have the best of both urban and suburban worlds. Indulge in international cuisines, get your caffeine fix at the local coffee shop, enjoy live music and movies in the open space, or bring a picnic — the Park at Town Center will have everything you need to enjoy the Urban Prairie.



Residences at Town Center

The Residences at Town Center will provide a variety of living options for those seeking an urban life. Our builder partners have created a new twist on their current residential offerings. Flats, studios, brownstones, and townhomes will blend into a mix of retail storefronts and boutique hotels for a true neo-traditional living experience.



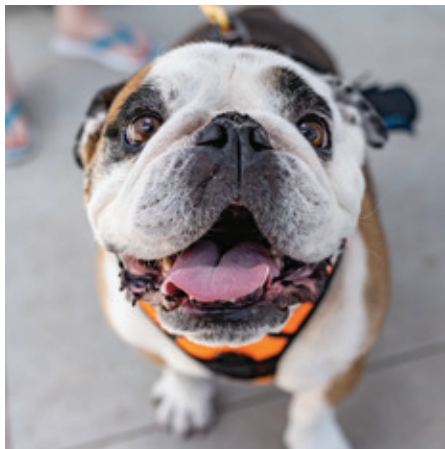
The Green Way

Grab your kicks or skates and head to The Green Way, which serves as the primary connection point between Pioneer Park and the Town Center. Stroll your new neighborhood through this lengthy park filled with cozy outdoor hideaways, community gardens, playgrounds, and pavilions.



Pioneer Park

Whether it's Wiffle ball or soccer, Pioneer Park will be your go-to for sports fields, a potential future public school site, and more than 17 acres of room to gather and play. Perfect for family gatherings, picnics and school events, the Park will be located within an easy bike ride or walk off Picadilly Trail.



Prairie Paws Park

It's time to let the dogs out! Featuring loads of space for your pups to romp and roam, Prairie Paws Park will be conveniently located within walking distance from anywhere in the community and will have ample seating for puppy parents — one more reason pet lovers will want to call Painted Prairie home.



TOWN CENTER

AN URBAN EXCURSION

Just Around the Bend

Imagine a modern local-to-global destination within walking distance of home. Curated restaurants with food options ranging from tacos to T-bones and coffee to pub-fare, boutique hotels, fitness studios, markets, music, movies and more, you'll find it all in Painted Prairie's Town Center. The ultimate spot to gather with family, friends and neighbors, it will redefine "going to town."



Scan to learn more about the Town Center.

URBAN PARK • RESTAURANTS • BARS • HEALTH & FITNESS • CO-WORKING • HOTELS • COMING SOON

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Berkeley Homes
303-779-7777
liveberkeley.com

David Weekley Homes
303-872-5030
davidweekleyhomes.com

Epic Homes
303-798-3742
liveepichomes.com

KB Home
303-323-1198
kbhome.com

McStain Neighborhoods
303-665-8200
mcstain.com

Meritage Homes
303-406-4300
meritagehomes.com

Parkwood Homes
303-320-4938
parkwoodhomes.com

Remington Homes
303-420-2899
remingtoncolorado.com

BUILDING A LEGACY

Eight Builders — One Community

The Painted Prairie vision could not be achieved without the innovation and passion of our extraordinary builders. While each brings their own special touch to the neo-traditional form, they all believe that a home is meant to be a sanctuary, shared with friends, family, and loved ones. Together they present a tantalizing mix of the latest modern living options—eco-friendly and energy-efficient features, alley-loaded or tuck-behind garages, open third-story loft spaces, and more. With dozens of floors plans spanning an array of square footage, this community is blossoming with forever homes that will stand the test of time.

Come experience Painted Prairie for yourself and let us welcome you home.



Scan to learn more
about our builders.



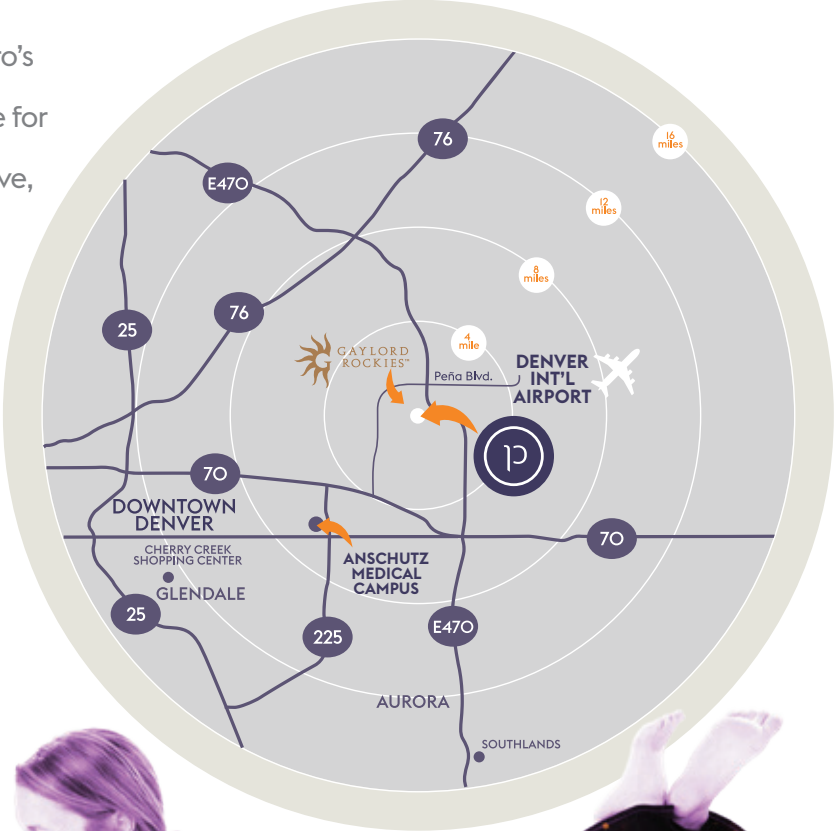
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LESS DRIVING MORE THRIVING

Work-Life Balance is Closer Than You Think

We might be biased, but the truth is Painted Prairie is one of Denver Metro’s best neighborhoods for those looking to trade exhausting commute time for more family, leisure and home time. With downtown just a 24-minute drive, the 61st & Peña station just a short 3-minute drive, and DIA next door, Painted Prairie is perfectly positioned for a balanced life. It’s a welcome oasis where prairie meets city and open spaces connect to an unexpected urban vibe.

WHERE ARE YOU HEADED?	DISTANCE	DRIVE TIME
Gaylord Rockies Resort	0.1 miles	1 min
61st & Peña Station	1.5 miles	3 min
Denver Int’l Airport	5 miles	7 min
Anschutz Medical Campus	9 miles	15 min
Downtown Denver	18 miles	24 min



Scan to learn more about
our ideal location.

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All rendering imagery contained in this brochure is conceptual and subject to change.

