



## February 2014



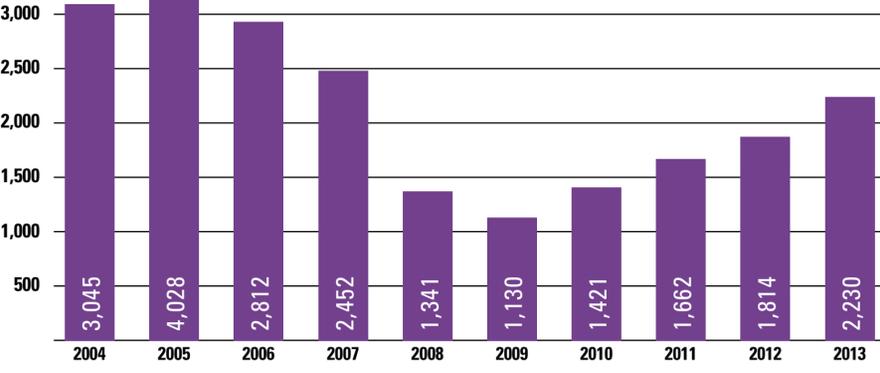
### Market Update

#### 2013: A Year to Remember in Park City Real Estate

The 2013 Park City MLS statistics were just released and the details are outstanding for both buyers and sellers. Sales volume, properties sold and average sold price have steadily climbed each year since 2009 and inventory remains historically low. Yet pricing in parts of our market are well below the peak prices of 2007. The Park City market remains extremely complex and segmented. For instance, average Old Town and Upper Deer Valley home prices increased over 30% in 2013, while homes in neighboring Lower Deer Valley saw a decrease in average price.

#### NUMBER OF PROPERTIES SOLD

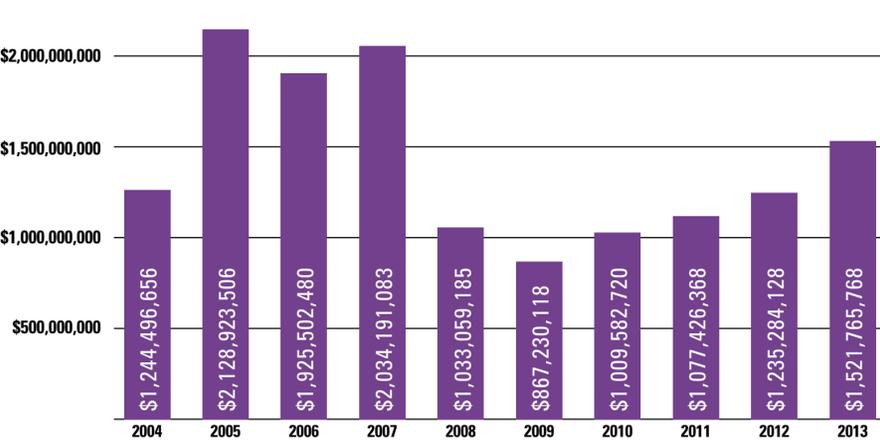
All Classes, All Areas - Year by Year Since 2004



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#### TOTAL DOLLAR VOLUME OF SOLD PROPERTIES

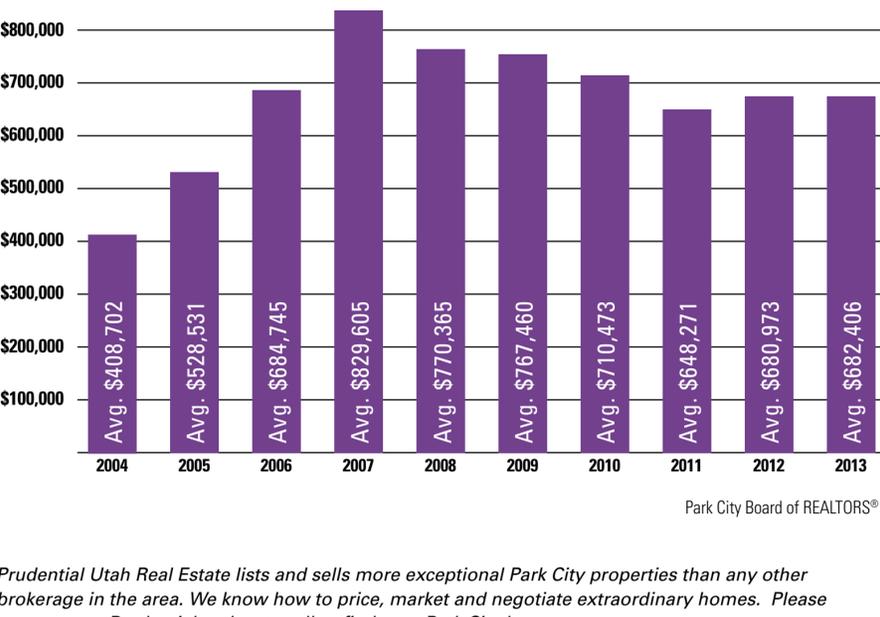
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#### AVERAGE PRICE OF SOLD PROPERTIES

All Classes, All Areas - Year by Year Since 2004



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Prudential Utah Real Estate lists and sells more exceptional Park City properties than any other brokerage in the area. We know how to price, market and negotiate extraordinary homes. Please contact your Prudential realtor to sell or find your Park City home.

### Development News

#### Stein Eriksen Residences Debut



STEIN ERIKSEN RESIDENCES  
DEER VALLEY

Stein Eriksen Lodge and Regent Properties are proud to announce the debut of Stein Eriksen Residences, the next generation of /ski out access in prestigious Silver Lake in nearly a decade, the stunning residences sit on the mountain's most idyllic spot, boasting sweeping views of the slopes, Historic Main Street and the Uinta Mountains.

Pre-sales are now in full swing. The stunning multi-story five-bedroom model home is open to the public, generating significant interest. With its prime address at 7101 Silver Lake Drive, Deer Valley, the home features interiors by internationally renowned, Utah-based Denton House Design Studio.

The first release includes 8 homes ranging from approximately 5,000 to 6,000 square feet, priced from \$5,325,000 to \$6,975,000 and 18 condominium residences ranging from approximately 2,100 to 5,000 square feet, priced from \$1,975,000 to \$5,375,000.

Designed by the prominent firm Think AEC, the trendsetting residences have a mountain contemporary architectural aesthetic. Inspired by a blend of modern and traditional design, each elegantly appointed custom home features imported stone and refined woods, reflecting a quintessential modern luxury look and feel.

Surrounded on all sides by ski trails, the Residences are sold in full ownership, so owners can use them year round. The project also offers a luxury amenities building featuring an indoor/ outdoor infinity pool with a kids' splash pad, a spa and fitness area, family game room and gathering area as well as a private dining room and lounge.

For more than thirty years, the Stein Eriksen Lodge has maintained the benchmark of unparalleled luxury and uncompromised service. The new Stein Eriksen Residences offer many of the traditions and services synonymous with its legendary namesake. This is Steins, re-envisioned.

For more information contact your Prudential Utah Realtor or visit [www.steinerksenresidences.com](http://www.steinerksenresidences.com)

### Market Area Spotlight

#### Wolf Creek Ranch



Wolf Creek Ranch is an extraordinary mountain paradise consisting of master-planned 80-160 acre gated estates spread across almost 21 square miles. Estate owners and their guests can utilize the ranch common area facilities, including 60 miles of private summer and winter mixed use trails, an owners meeting/reception facility, a three-bedroom guest cottage, 1 mile of blue-ribbon trout fishing river frontage, numerous stocked fishing ponds, and 4 furnished yurt structures.

All of these amenities are carefully planned and placed on over 100 acres of commonly owned homeowner's association land. The ranch shares a 7 mile common boundary with the 2.2 million acre Uinta National Forest, offering exceptional access. The ranch offers a variety of amenities including a full time Ranch Manager and concierge service. Everything from airport pickups to snow removal to stocking of refrigerators prior to arrival can be arranged by the concierge staff.

For more information contact your Prudential Utah Realtor.

### Park City Community News

#### The Olympic Spirit Goes to Sochi



For the first time ever, Women's Ski Jumping will be an Olympic event at the 2014 Winter Games in Sochi, Russia. On January 15 the first-ever U.S. Olympic Women's Ski Jumping Team was named and it's made up of three Park City residents: Jessica Jerome, Sarah Hendrickson and Lindsey Van.

Past 2-term Mayor of Salt Lake City, Prudential Utah Vice President and President of Women's Ski Jumping USA Deedee Corradini says, "The fight to get women ski jumpers into the Olympics started back in 2004, and I'm so proud that Prudential Utah and Steve Eriksen have supported us every step of the way! Having these amazing women athletes compete in Sochi means we've already won, and if we see any one of these women on the podium, it will be the icing on the cake!"

As excited as the three athletes were to be named to the U.S. Olympic Team, they were also excited about continuing to train right here in Park City instead of heading over to Europe for more competitions. So until the athletes leave for Sochi, they will be training hard to make sure their jumps are as good as their possibly be leading into the biggest competition of their lives.



Home town hero Ted Ligety will also be heading to Sochi for his third Winter Olympic Games. Ted's ski season started strong with Giant Slalom victories in Sölden, Austria and Beaver Creek, Colorado as well as his first World Cup Super Combined win in Wengen, Switzerland.

In February 2013, Ted won three World Championship gold medals in Schladming, Austria in Giant Slalom, Super Combined and Super G, becoming the first man to do so since Jean Claude Killy's triple win at the 1968 Olympics.

Ted was the 2006 Olympic gold medalist in the Combined and a four-time World Cup champion in Giant Slalom (2008, 2010, 2011 and 2013). Ligety also won the gold medal in the Giant Slalom at the 2011 World Championships.

We wish Ted, Jessica, Sarah, Lindsey and all the other local and US athletes the best in Sochi!

### Hot Off The Press



**PROPERTY GUIDE - Winter 2013 Edition**  
Fresh off the press is the Winter 2013 Prudential *Park City Property Guide*. Real estate 172 pages of Utah City properties and real estate information, the *Property Guide* can be found all around the Greater Park City area and can be viewed online at [www.tinyurl.com/PGW2014](http://www.tinyurl.com/PGW2014)



**NEIGHBORHOOD GUIDE - Winter 2013 Edition**  
Inserted into *PARK CITY* magazine is the Prudential Utah *Neighborhood Guide*. View it online at [www.tinyurl.com/NGW2014](http://www.tinyurl.com/NGW2014)

