



*firefly*





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A PLACE  
WHERE KIDS  
WILLINGLY  
DITCH THEIR  
DEVICES

AND CHOOSE A LIFE  
OF ADVENTURE AND  
ACTIVITY



*firefly*



A PLACE  
WHERE  
ACTIVITIES  
AND EVENTS  
ARE PLANNED

**FOR OUR KIDS BY  
A FULL-TIME  
ACTIVITIES DIRECTOR**

*firefly*



A PLACE  
FOR OUR  
KIDS TO  
REACH  
THEIR FULL  
POTENTIAL

**BY MINIMIZING  
THEIR TIME ON  
DIGITAL DEVICES**



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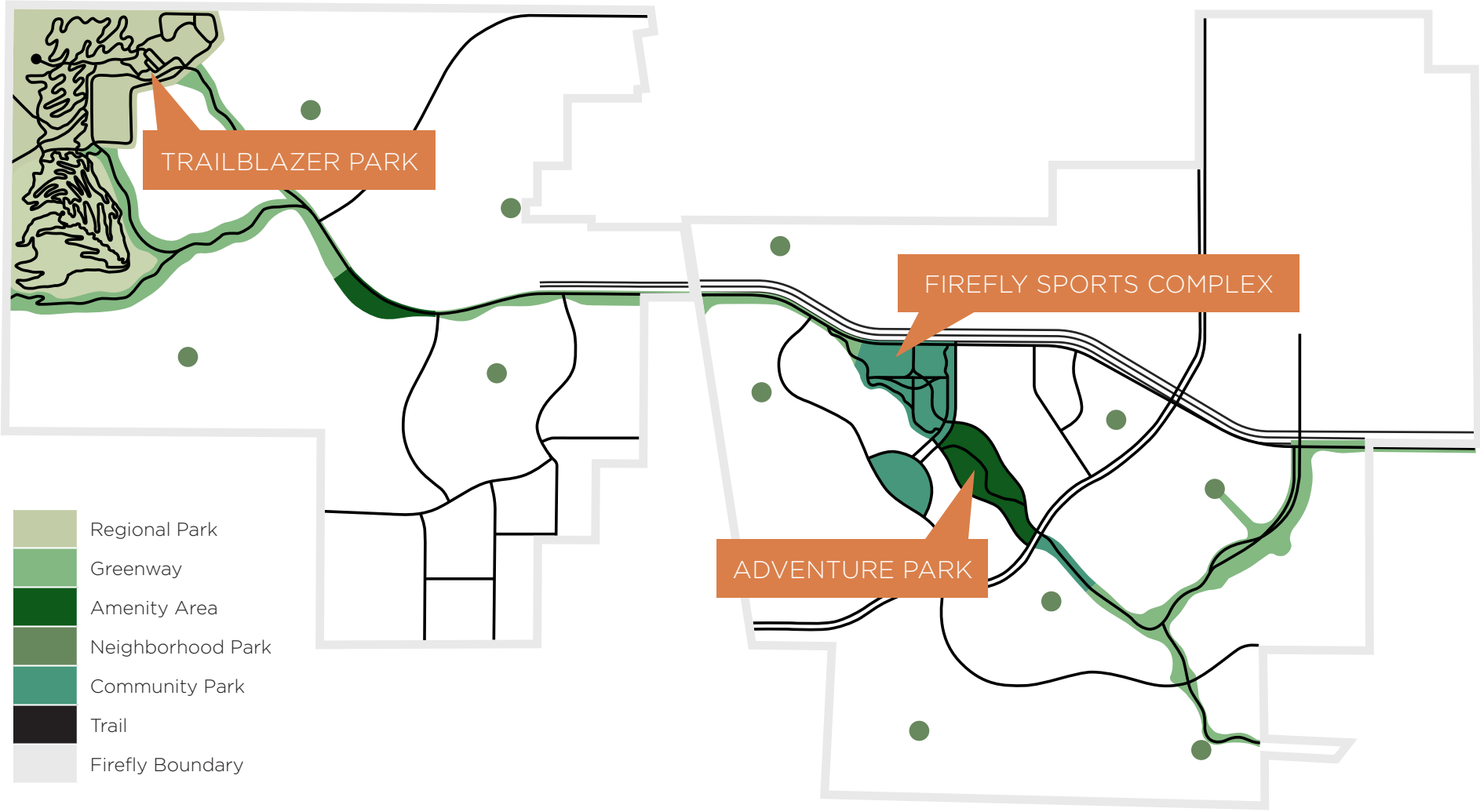
A PLACE WITH  
OVER 350  
ACRES OF  
PARKS, TRAILS  
AND OPEN  
SPACE

**INCLUDING MODERN  
AMENITIES DESIGNED  
TO GET KIDS OUTSIDE  
WITHOUT DIGITAL  
DEVICES**

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# PARKS, TRAILS & OPEN SPACE MAP



Plan is conceptual and subject to change.





# FIREFLY SPORTS COMPLEX

- SOCCER FIELDS
- PLAYGROUND
- 9 PICKLEBALL COURTS
- 2 BASKETBALL COURTS
- SKATE/WHEELS PARK
- BOULDER CLIMBING WALL
- COVERED PICNIC PAVILION
- TRAIL SYSTEM

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# FIREFLY SPORTS COMPLEX

- 1 Soccer Fields
- 2 Playground
- 3 9 Pickleball Courts
- 4 2 Basketball Courts
- 5 Skate/Wheels Park
- 6 Boulder Climbing Wall
- 7 Covered Picnic Pavilion
- 8 Trail System



Plan is conceptual and subject to change.



PICKLEBALL COURTS FIREFLY SPORTS COMPLEX



Plan is conceptual and subject to change.

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**SOCCER FIELDS** FIREFLY SPORTS COMPLEX



Plan is conceptual and subject to change.



# SKATE/WHEELS PARK FIREFLY SPORTS COMPLEX



Plan is conceptual and subject to change.



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# ADVENTURE PARK

- INDOOR/OUTDOOR  
PLAYLAND
- SPLASHTOWN
- SOCCER FIELDS
- OUTDOOR AMPHITHEATER

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# ADVENTURE PARK



- 1 Indoor/Outdoor Playland
- 2 Splashtown
- 3 2 Soccer Fields
- 4 Outdoor Amphitheater

Plan is conceptual and subject to change.



SPLASHTOWN ADVENTURE PARK



Plan is conceptual and subject to change.

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**OUTDOOR AMPHITHEATER** ADVENTURE PARK



Plan is conceptual and subject to change.





# TRAILBLAZER PARK

- DOWNHILL MOUNTAIN BIKE TRAILS
- 4H/FFA AGRICULTURE CENTER
- EQUESTRIAN TRAILS
- ARCHERY & AXE THROWING CENTER
- CAMPGROUND
- LOOKOUT POINT

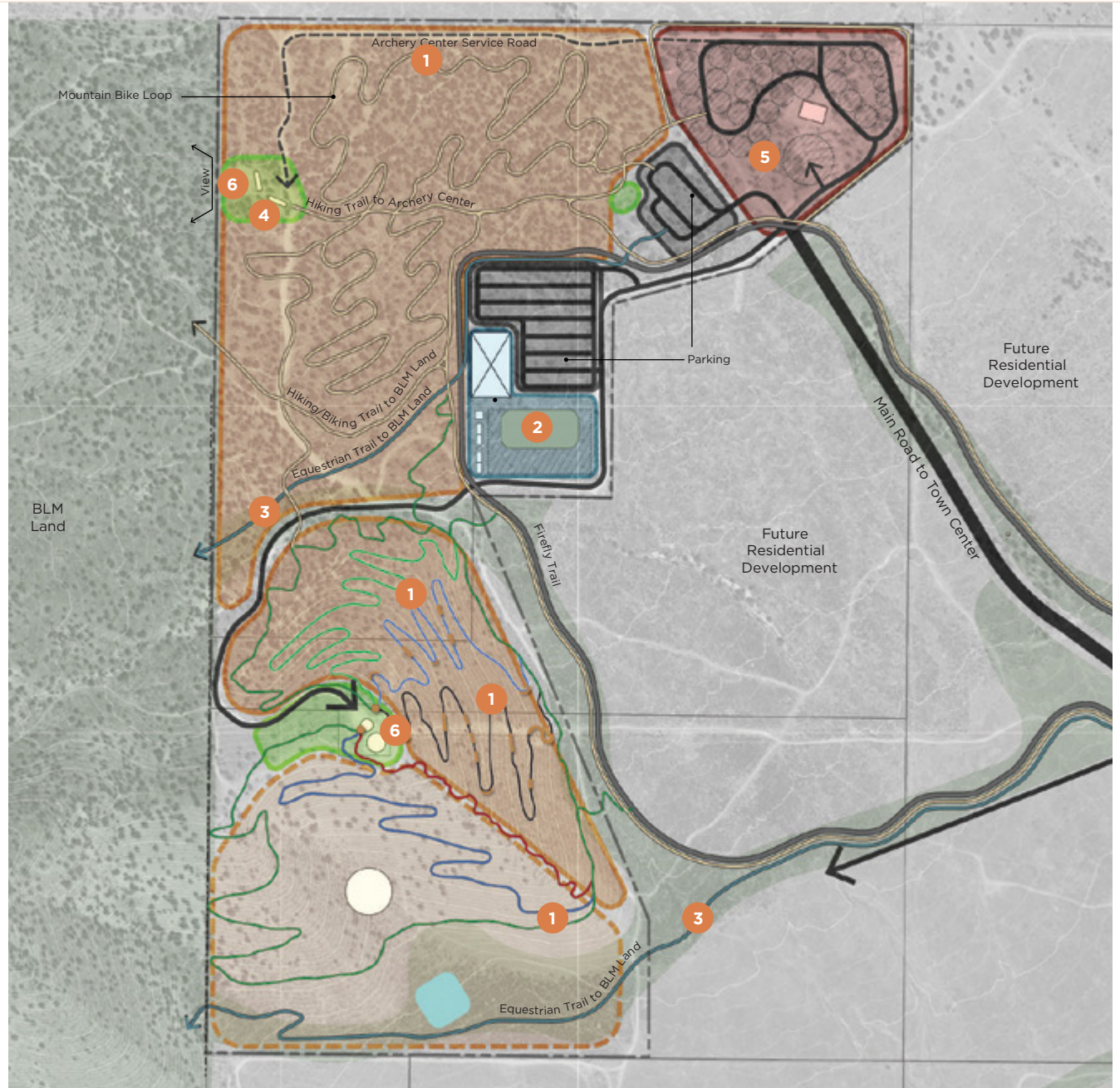
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# TRAILBLAZER PARK

- 1 Downhill Mountain Bike Trails
- 2 4H/FFA Agriculture Center
- 3 Equestrian Trails
- 4 Archery & Axe Throwing Center
- 5 Campground
- 6 Lookout Point

Plan is conceptual and subject to change.

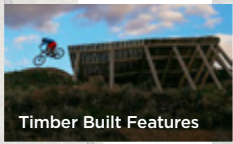
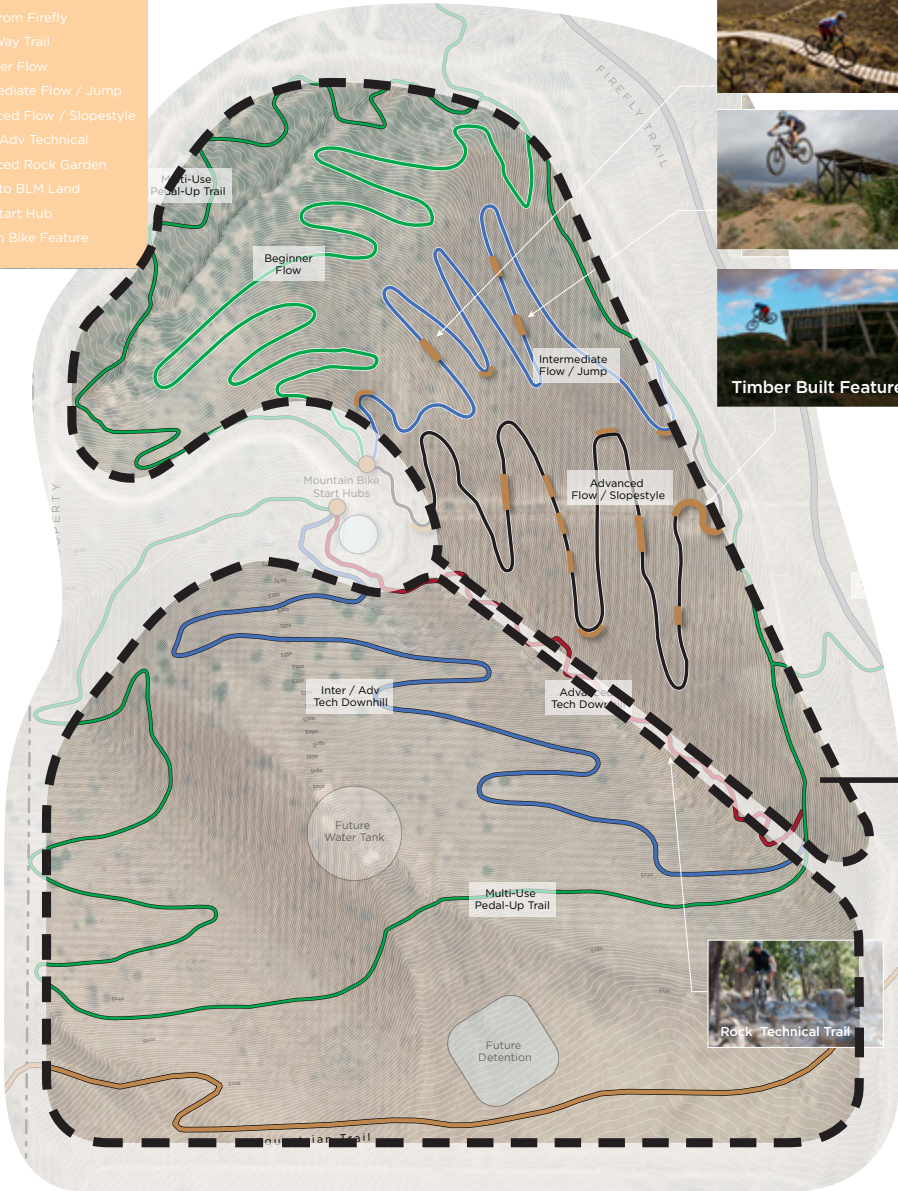




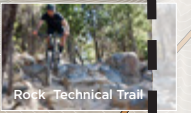
# MOUNTAIN BIKE TRAILS TRAILBLAZER PARK

## LEGEND

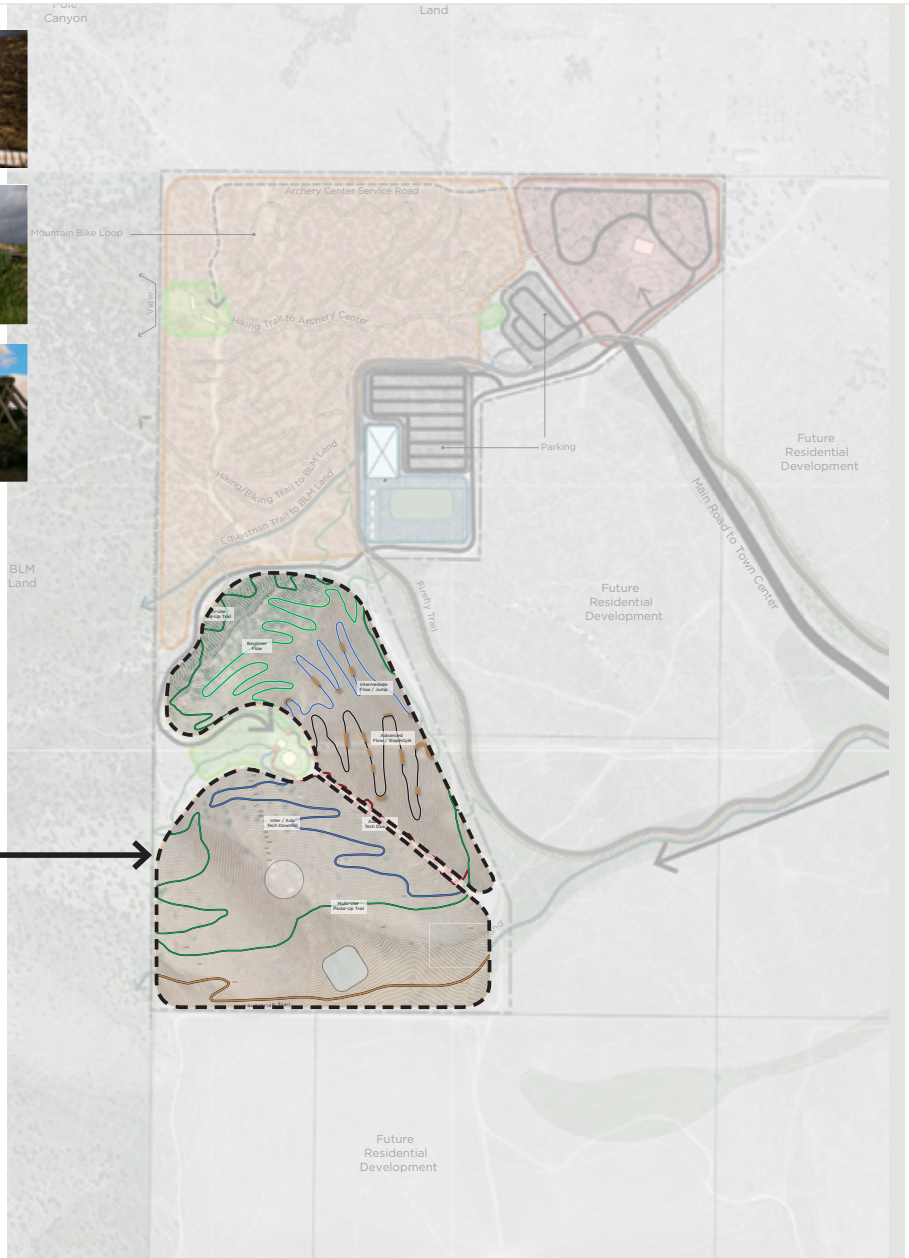
-  Multi-Use Path from Firefly
-  Multi-Use Two-Way Trail
-  Downhill Beginner Flow
-  Downhill Intermediate Flow / Jump
-  Downhill Advanced Flow / Slopestyle
-  Downhill Inter / Adv Technical
-  Downhill Advanced Rock Garden
-  Equestrian Trail to BLM Land
-  Mountain Bike Start Hub
-  Timber Mountain Bike Feature



Timber Built Features



Rock Technical Trail



Plan is conceptual and subject to change.





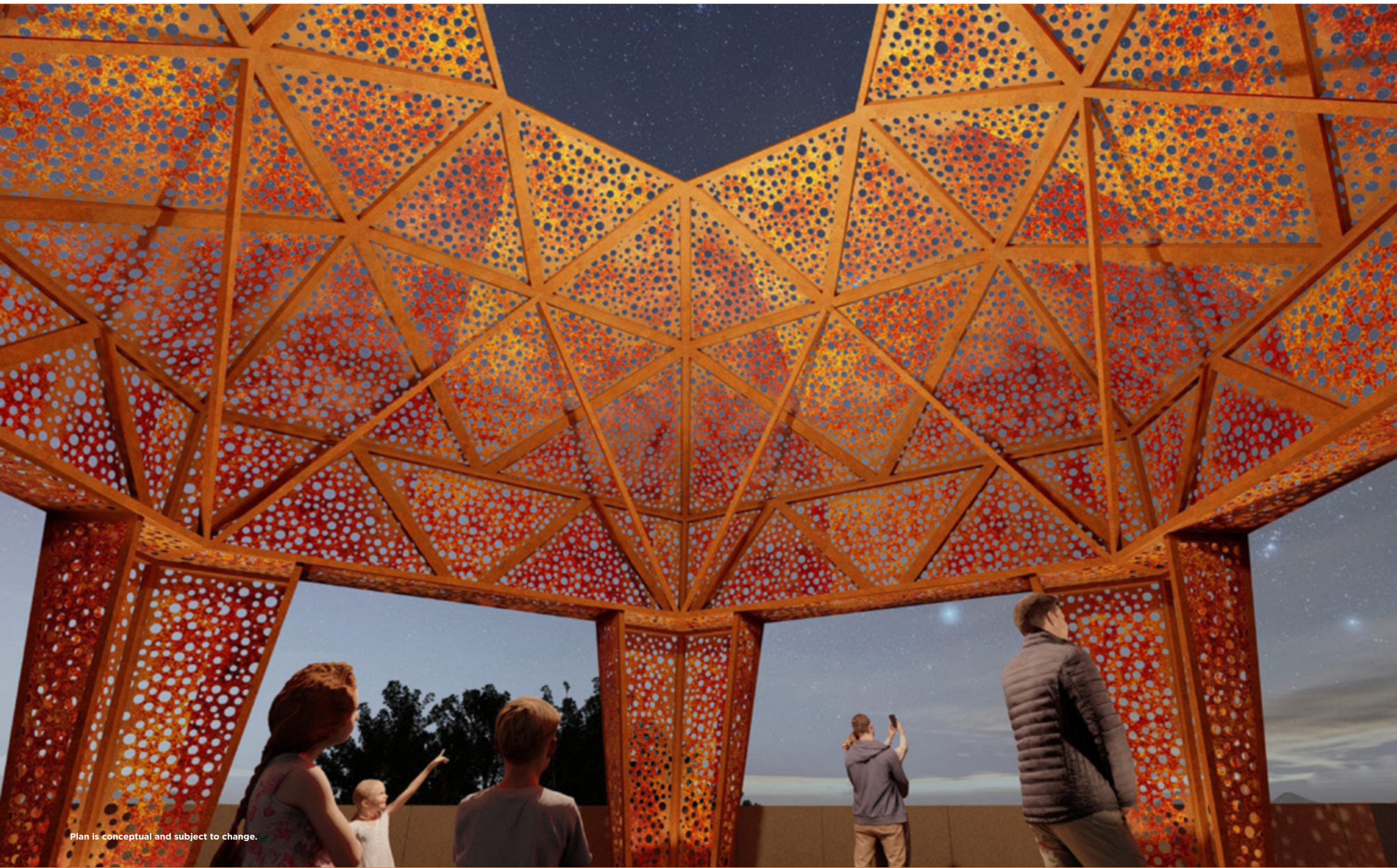
Plan is conceptual and subject to change.





Plan is conceptual and subject to change.





Plan is conceptual and subject to change.



# RECREATIONAL AREAS TRAILBLAZER PARK



Plan is conceptual and subject to change.



*firefly*





A PLACE  
WHERE  
FAMILIES  
CONNECT  
WITHOUT  
WIFI

**AND KIDS THRIVE  
WITHOUT DEVICES**

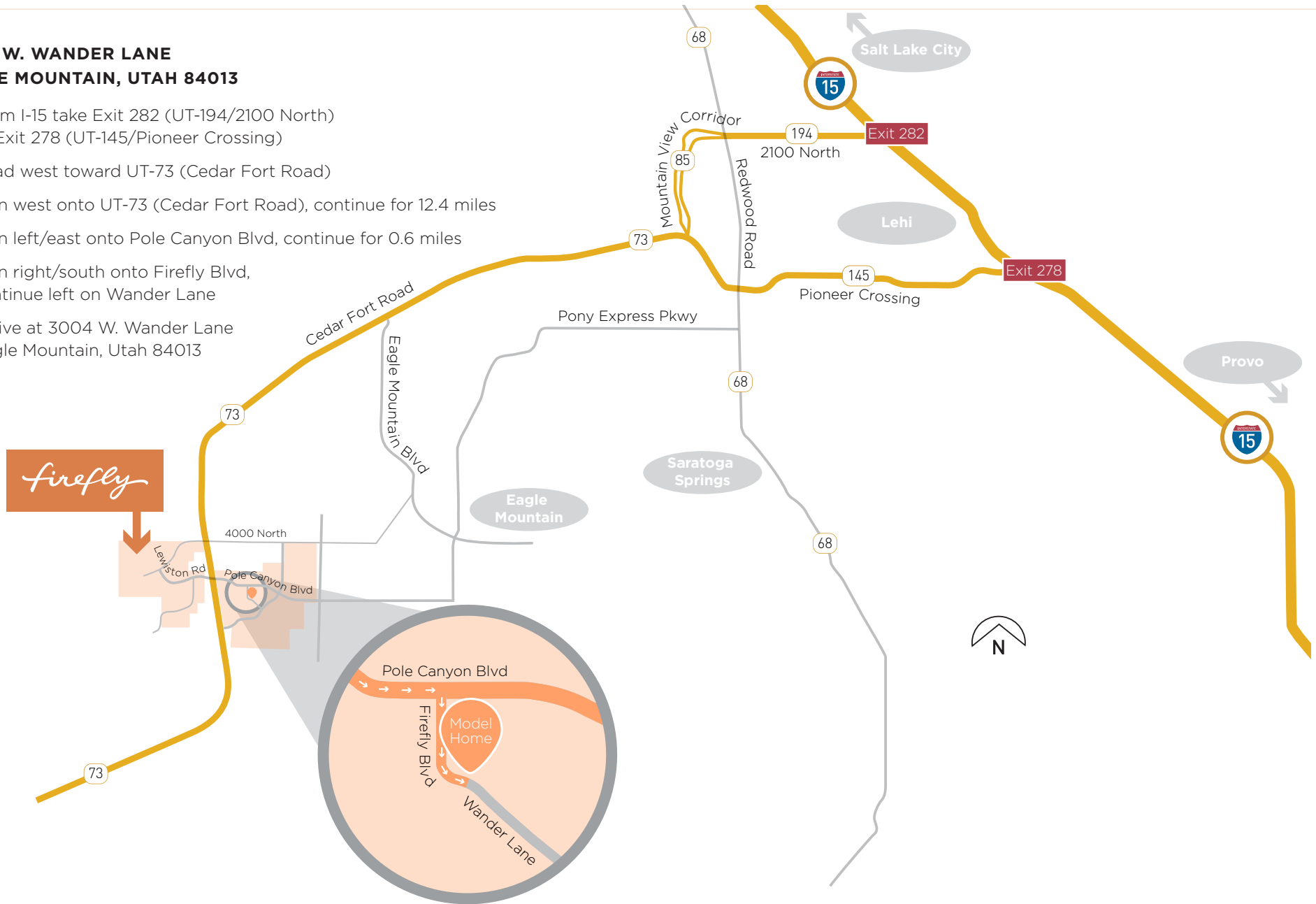
*firefly*



# DRIVING DIRECTIONS TO FIREFLY FROM I-15

## 3004 W. WANDER LANE EAGLE MOUNTAIN, UTAH 84013

1. From I-15 take Exit 282 (UT-194/2100 North) or Exit 278 (UT-145/Pioneer Crossing)
2. Head west toward UT-73 (Cedar Fort Road)
3. Turn west onto UT-73 (Cedar Fort Road), continue for 12.4 miles
4. Turn left/east onto Pole Canyon Blvd, continue for 0.6 miles
5. Turn right/south onto Firefly Blvd, continue left on Wander Lane
6. Arrive at 3004 W. Wander Lane Eagle Mountain, Utah 84013





PHASE ONE DEVELOPMENT





A PLACE  
WITH SO  
MANY  
WAYS TO  
BE ACTIVE

**RIGHT IN YOUR  
OWN BACKYARD**



*firefly*



# SALT LAKE COUNTY POINTS OF INTEREST





# UTAH COUNTY POINTS OF INTEREST



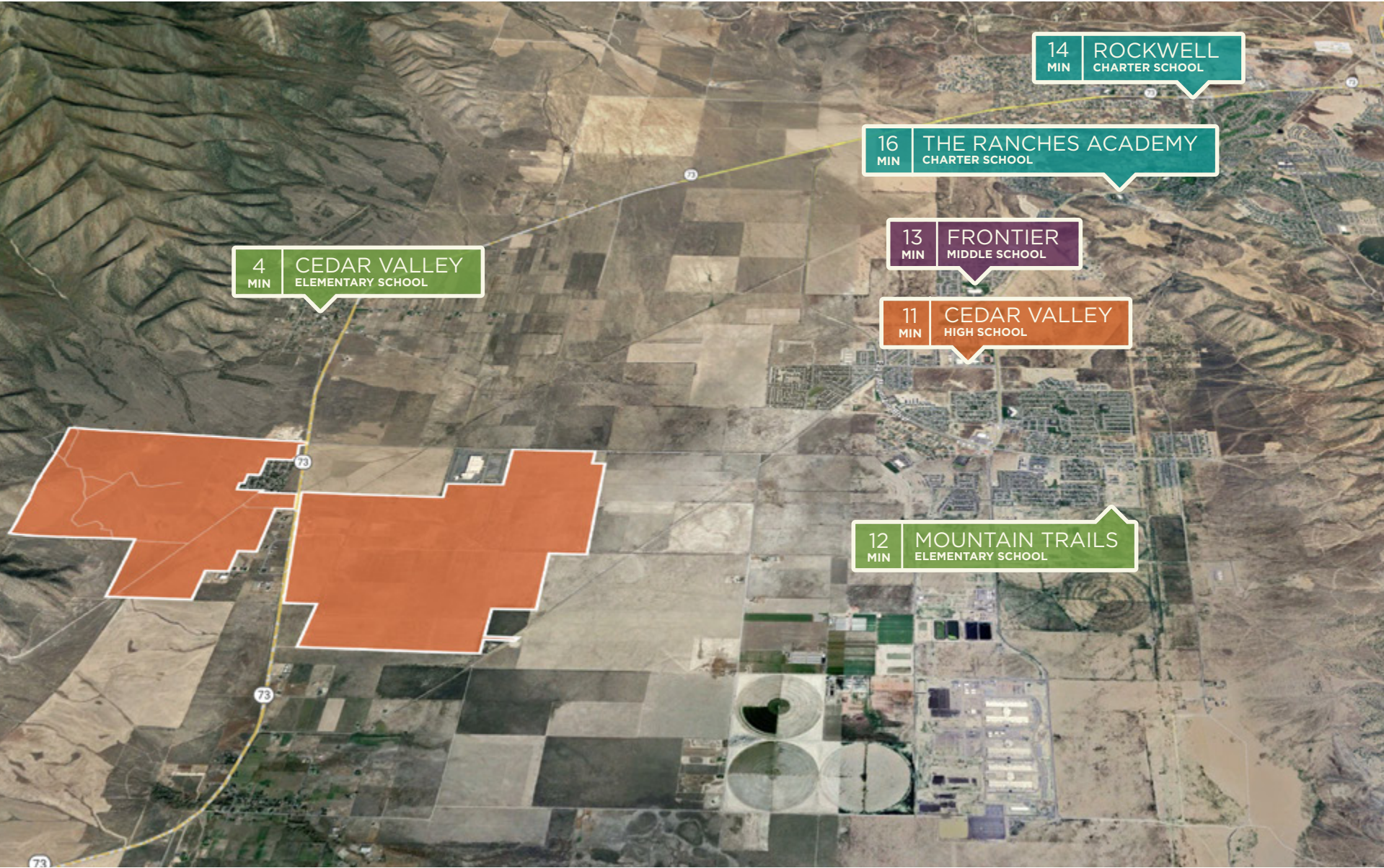


# TOOELE COUNTY POINTS OF INTEREST





LOCAL SCHOOLS





WHEN KIDS  
GROW UP,  
THEY'LL  
HAVE THE  
BEST STORIES  
TO TELL

IMAGINE A NEW STORY  
FOR YOUR LIFE AND  
START LIVING IT



*firefly*



# HOMEBUILDER



Candlelight *homes*<sup>™</sup>  
*We Build Beautiful*<sup>™</sup>



# *We Build Beautiful*<sup>TM</sup>

**Candlelight Homes is building more than beautiful homes at Firefly. We're building a place where families can easily disconnect from the digital world and spend meaningful time together.**

Each Candlelight home is carefully crafted with unique design features and high quality materials ensuring your home remains a place of quality and comfort for years to come.

We're confident you'll be proud of your home and you'll want to share your positive building experience with family and friends.





## AWARD-WINNING HOMEBUILDER

**Inc.  
5000**

*Ranked 1027 in the U.S. and 12 in the Salt Lake City metro area in 2014 in the Inc. 5000 Fastest-Growing Privately Held Companies in America*



*Three consecutive years as one of Utah Business Magazine's Fast 50 companies and two consecutive years as one of Utah's Emerging 8 companies*

**100**  
UTAH ONE HUNDRED

*Three consecutive years as one of the Emerging Elite Companies and three consecutive years as one of the Utah 100 by MountainWest Capital Network*

**Professional  
Builder**

*Professional Builder awards for Housing Giants and 40 Under 40*



*Two consecutive years as Builder Magazine's Top 200 Builders in the nation*



*Four consecutive years as one of Utah Valley Magazine's Best Home Builders*

**FORTY  
UNDER 40**

*Utah Business Magazine's 40 Under 40 award*

*Salt Lake*  
**PARADE  
of HOMES™**

*Parade of Homes Winner in Best Architecture and Best Landscaping*

  
Best of  
**houzz**

*Best of Houzz designations for five consecutive years*

**Candlelight** *homes*  
*We Build Beautiful.™*



# 16 FLOOR PLANS TO CHOOSE FROM



**ENGELBERG**



**CHAMONIX**



**INNSBRUCK**



**ST. MORITZ**



**BANFF**



**INTERLAKEN**



**MONARCH**



**NORTHSTAR**



**POMERELLE**



**KEYSTONE**



**SNOWMASS**



**MAMMOTH**



**DURANGO**



**SUN VALLEY**



**ASPEN**



**SILVERTON**

[VIEW ALL FLOOR PLANS ONLINE](#)



## 2 TOWNHOME FLOOR PLANS TO CHOOSE FROM MORE COMING SOON



**CASCADE**



**COTTONWOOD**

[VIEW ALL FLOOR PLANS ONLINE](#)

## AVAILABLE HOMES MORE COMING SOON

**CASCADE**



*Eagle Mountain, UT*    \$389,990

**COTTONWOOD**



*Eagle Mountain, UT*    \$379,990

**SNOWMASS**



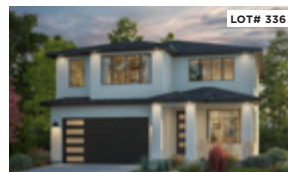
*Eagle Mountain, UT*

**NORTHSTAR**



*Eagle Mountain, UT*    \$575,005

**MONARCH**



*Eagle Mountain, UT*    \$544,185

**INTERLAKEN**



*Eagle Mountain, UT*

[VIEW ALL AVAILABLE HOMES ONLINE](#)



# CHAMONIX



MODEL HOME | ARCHITECTURAL SERIES

Candlelight *homes*  
*We Build Beautiful.*



**DETAILS**

First Floor Sq Ft	1,038
Second Floor Sq Ft	1,184
Total Finished Sq Ft	2,241
Basement Sq Ft	1,029
Bedrooms	3
Baths	2.5
Width	30'

**ELEVATIONS**

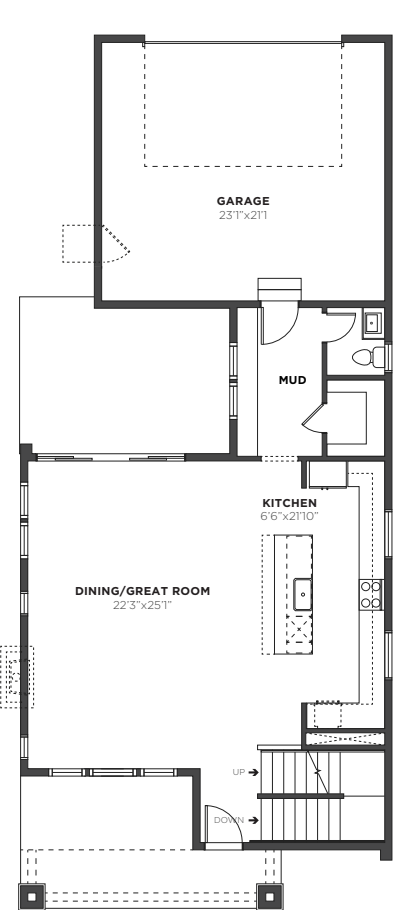
**PRAIRIE**



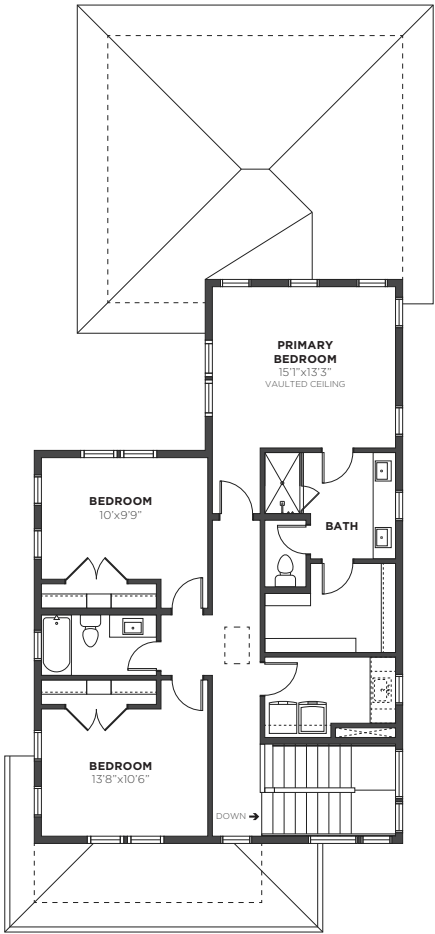
**SCANDINAVIAN**



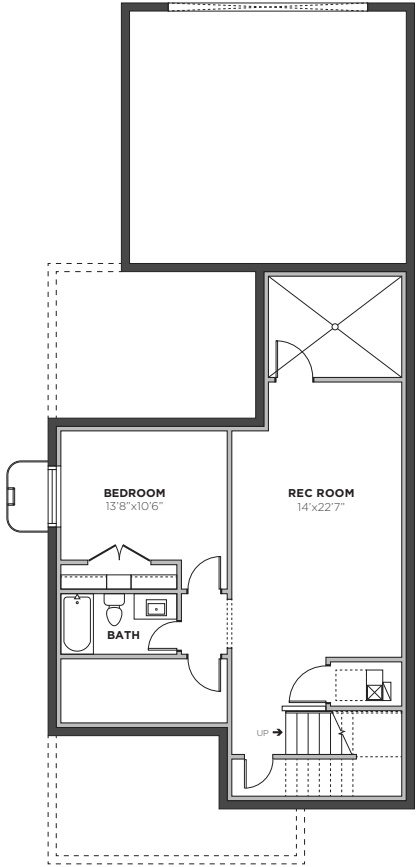
*Plans are conceptual and subject to change.*



**FIRST FLOOR**



**SECOND FLOOR**



**OPT. FINISHED BASEMENT**



# KEYSTONE



MODEL HOME | DESIGNER SERIES

Candlelight *homes*  
*We Build Beautiful.*



DETAILS

First Floor Sq Ft	1,126
Second Floor Sq Ft	1,281
Total Finished Sq Ft	2,407
Basement Sq Ft	1,140
Bedrooms	3
Baths	2.5
Width	40'

ELEVATIONS

FARMHOUSE



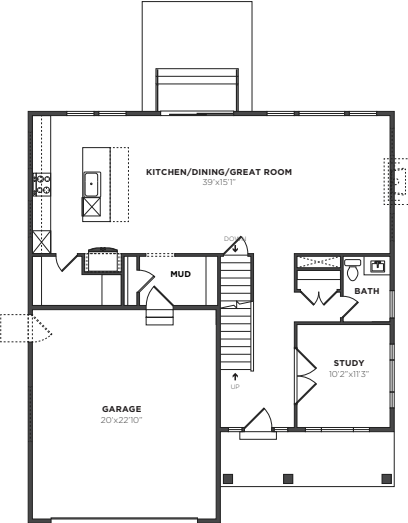
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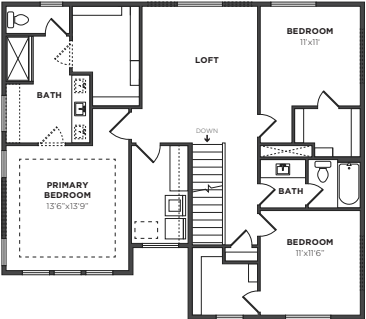
TRANSITIONAL



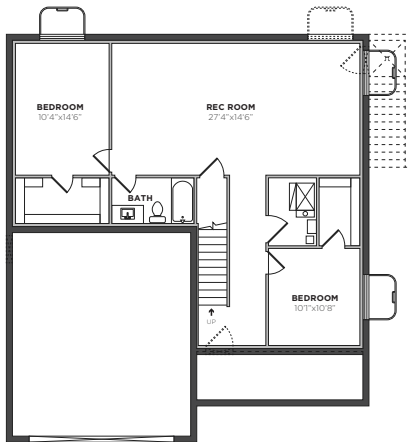
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FIRST FLOOR



SECOND FLOOR



OPT. FINISHED BASEMENT



# ST. MORITZ



MODEL HOME | ARCHITECTURAL SERIES

Candlelight *homes*  
*We Build Beautiful.*



**DETAILS**

First Floor Sq Ft	1,607
Second Floor Sq Ft	919
Total Finished Sq Ft	2,526
Basement Sq Ft	1,619
Bedrooms	4
Baths	2.5
Width	35'

**ELEVATIONS**

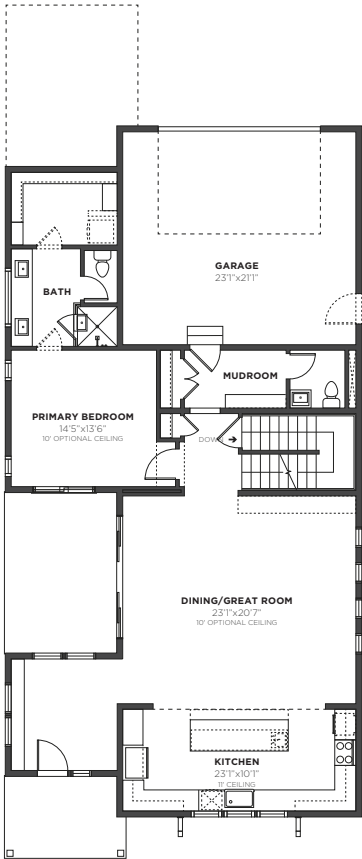
**SCANDINAVIAN**



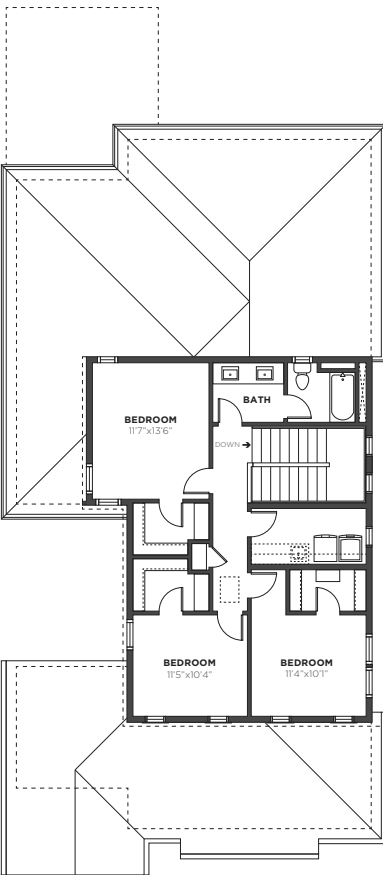
**FARMHOUSE**



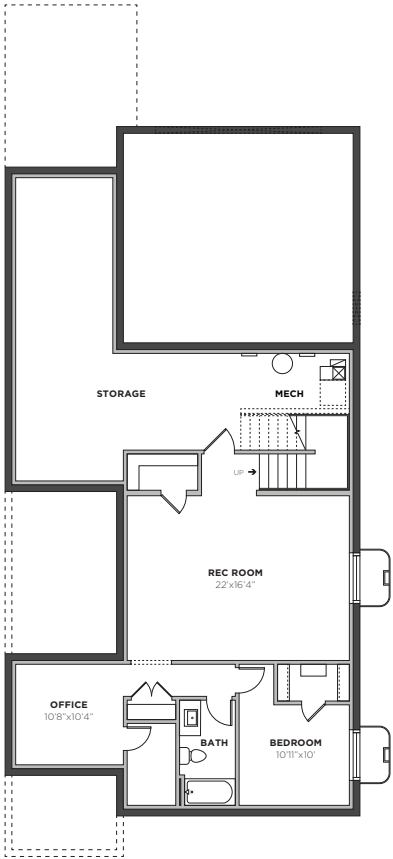
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**FIRST FLOOR**



**SECOND FLOOR**



**OPT. FINISHED BASEMENT**



# SUN VALLEY



MODEL HOME | DESIGNER SERIES

Candlelight *homes*  
*We Build Beautiful.*



**DETAILS**

First Floor Sq Ft	1,541
Second Floor Sq Ft	1,043
Total Finished Sq Ft	2,584
Basement Sq Ft	1,553
Bedrooms	4
Baths	2.5
Width	50'

**ELEVATIONS**

**FARMHOUSE**



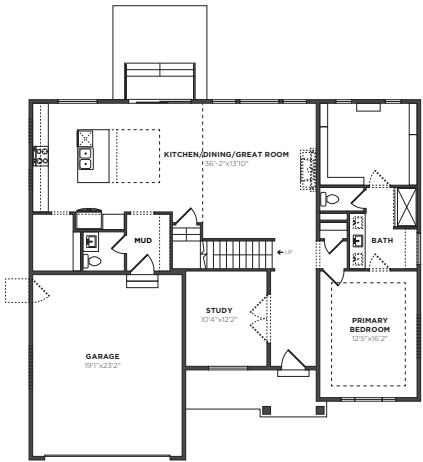
**PRAIRIE**



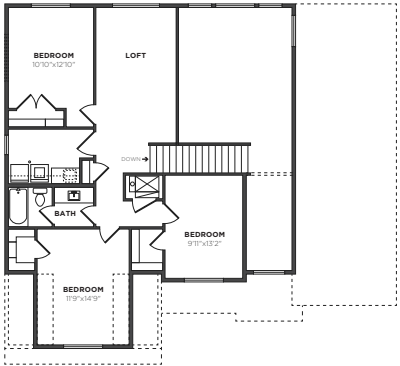
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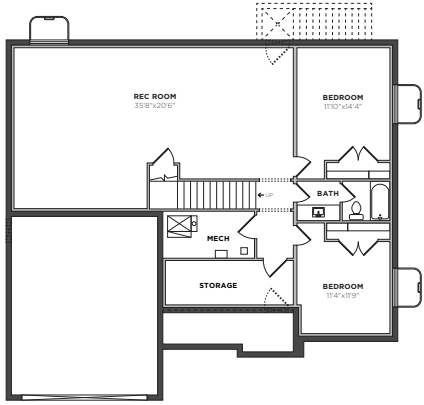
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FIRST FLOOR



SECOND FLOOR



OPT. FINISHED BASEMENT



# CASCADE | COTTONWOOD



TOWNHOMES

Candlelight *homes*  
*We Build Beautiful.*



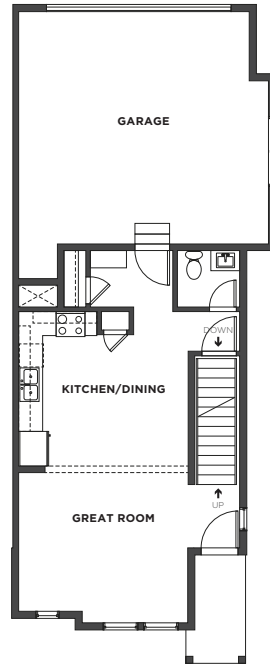
## DETAILS

First Floor Sq Ft	621
Second Floor Sq Ft	987
Total Finished Sq Ft	1,608
Basement Sq Ft	563
Bedrooms	3
Baths	2.5

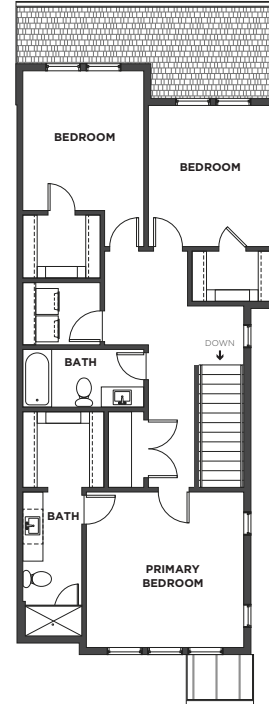
## ELEVATIONS



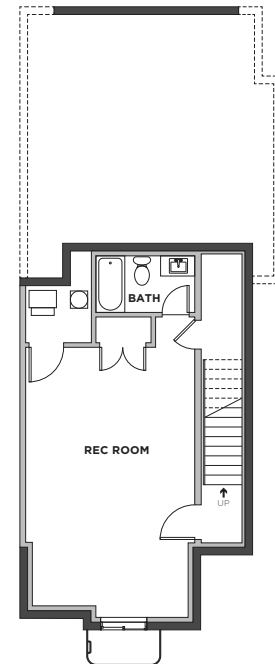
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FIRST FLOOR



SECOND FLOOR



OPT. FINISHED BASEMENT



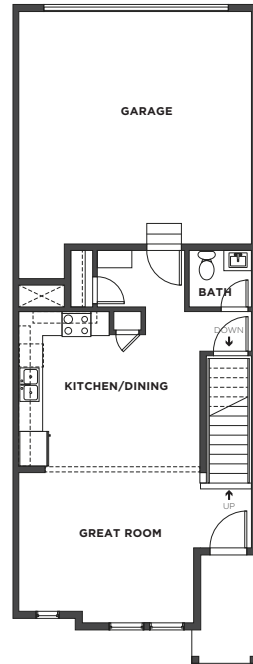
## DETAILS

First Floor Sq Ft	644
Second Floor Sq Ft	981
Total Finished Sq Ft	1,625
Basement Sq Ft	610
Bedrooms	3
Baths	2.5

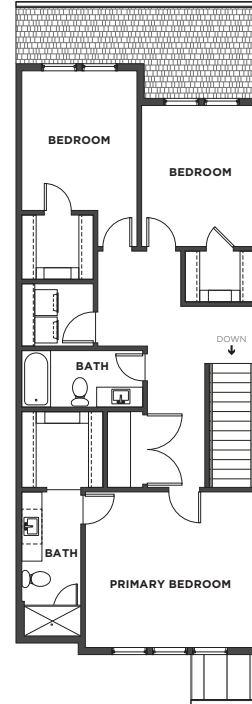
## ELEVATIONS



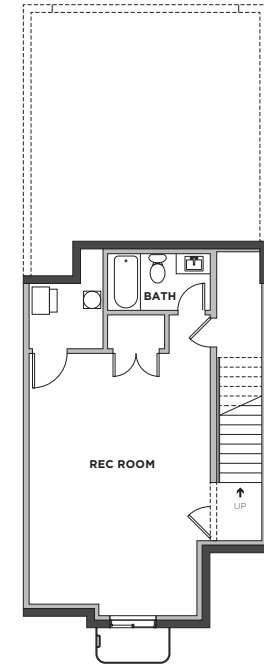
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FIRST FLOOR



SECOND FLOOR



OPT. FINISHED BASEMENT