



firefly

LIFE UNPLUGGED.

COMMUNITY INFO PACKET



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WELCOME TO FIREFLY

A NEW KIND OF COMMUNITY



TAP TO VIEW VIDEO

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A PLACE
WHERE KIDS
WILLINGLY
DITCH THEIR
DEVICES

AND CHOOSE A LIFE
OF ADVENTURE AND
ACTIVITY



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A PLACE
WHERE
ACTIVITIES
AND EVENTS
ARE PLANNED

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

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A PLACE
FOR OUR
KIDS TO
REACH
THEIR FULL
POTENTIAL

**BY MINIMIZING
THEIR TIME ON
DIGITAL DEVICES**



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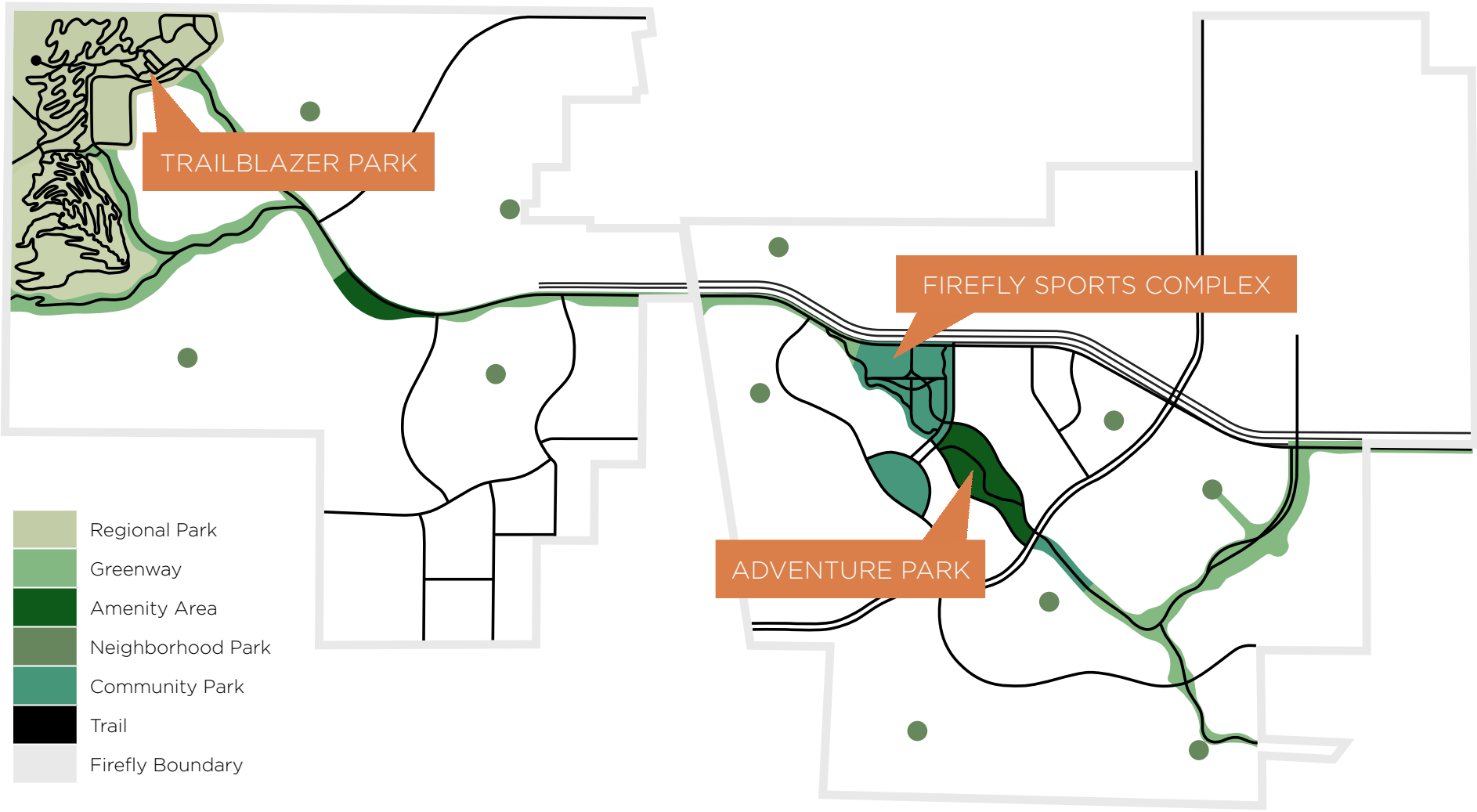


A PLACE WITH
OVER 350
ACRES OF
PARKS, TRAILS
AND OPEN
SPACE

**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.

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PICKLEBALL COURTS FIREFLY SPORTS COMPLEX



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SOCCER FIELDS FIREFLY SPORTS COMPLEX



Plan is conceptual and subject to change.

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SKATE/WHEELS PARK FIREFLY SPORTS COMPLEX



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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.

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TRAILBLAZER PARK

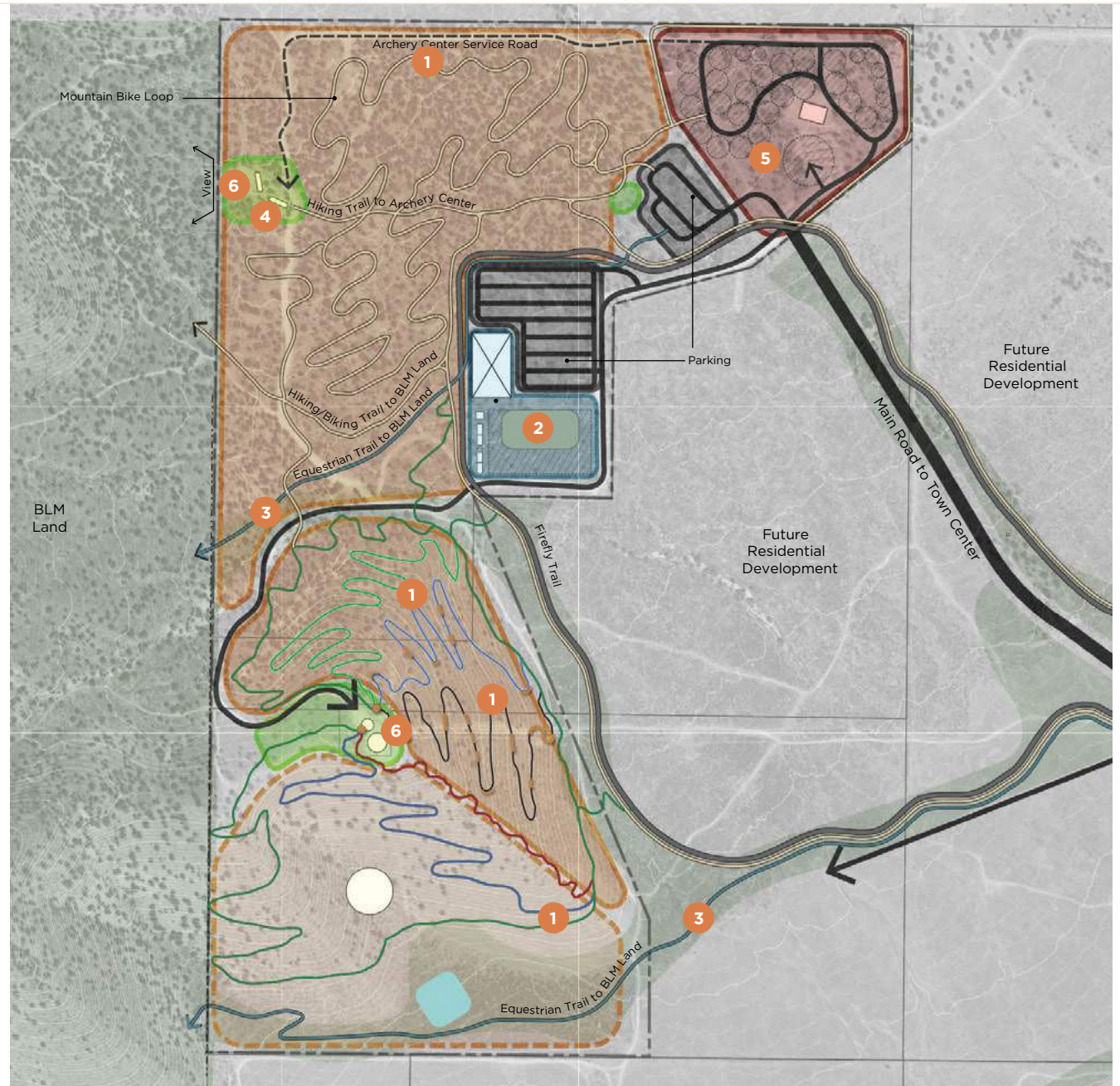
- DOWNHILL MOUNTAIN BIKE TRAILS
- 4H/FFA AGRICULTURE CENTER
- EQUESTRIAN TRAILS
- ARCHERY & AXE THROWING CENTER
- CAMPGROUND
- LOOKOUT POINT

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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

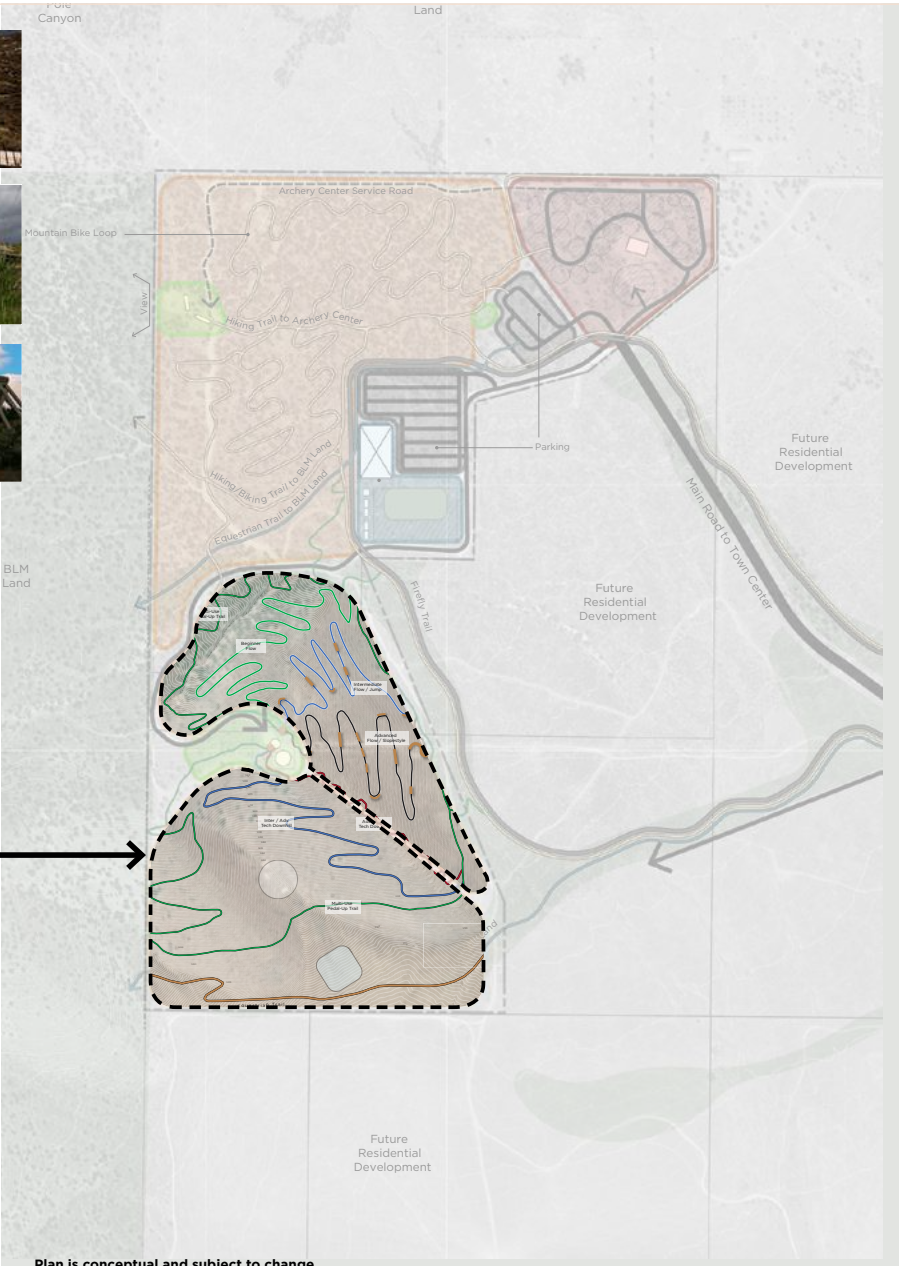
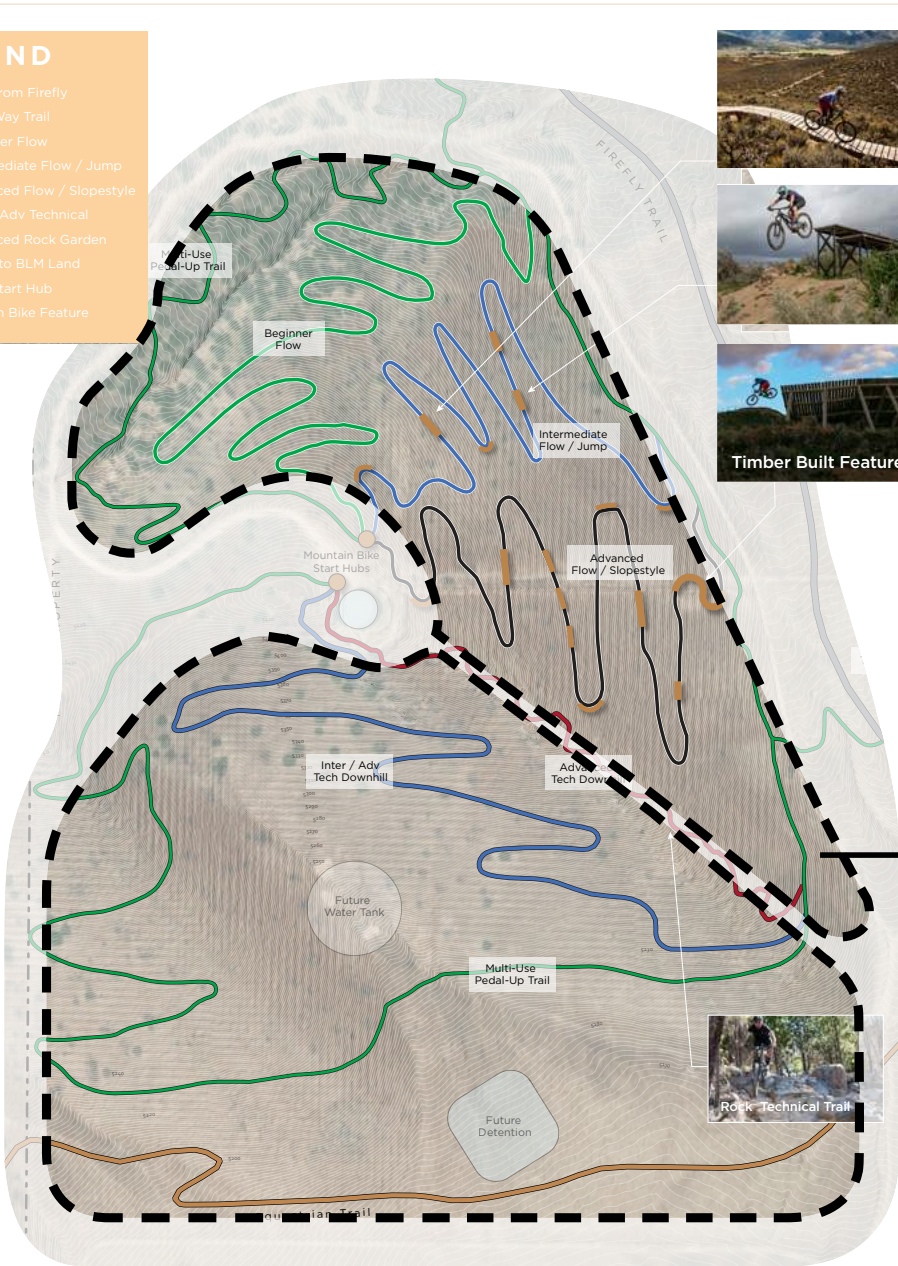
Downhill Inter / Adv Technical

Downhill Advanced Rock Garden

Equestrian Trail to BLM Land

Mountain Bike Start Hub

Timber Mountain Bike Feature



Plan is conceptual and subject to change.

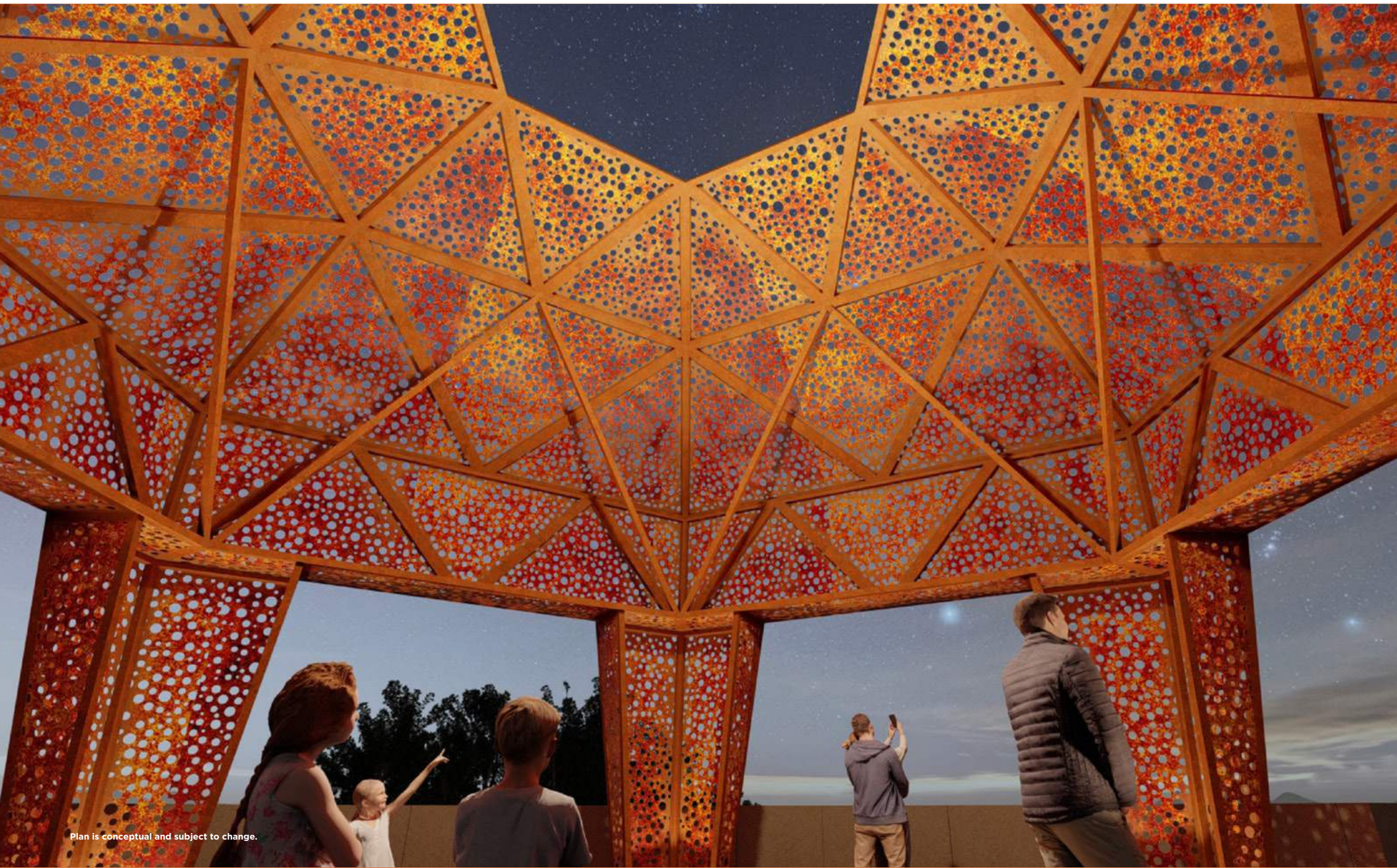
DOWNHILL MOUNTAIN BIKE COURSE



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Plan is conceptual and subject to change.



Plan is conceptual and subject to change.

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RECREATIONAL AREAS TRAILBLAZER PARK



Plan is conceptual and subject to change.



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A PLACE
WHERE
FAMILIES
CONNECT
WITHOUT
WIFI

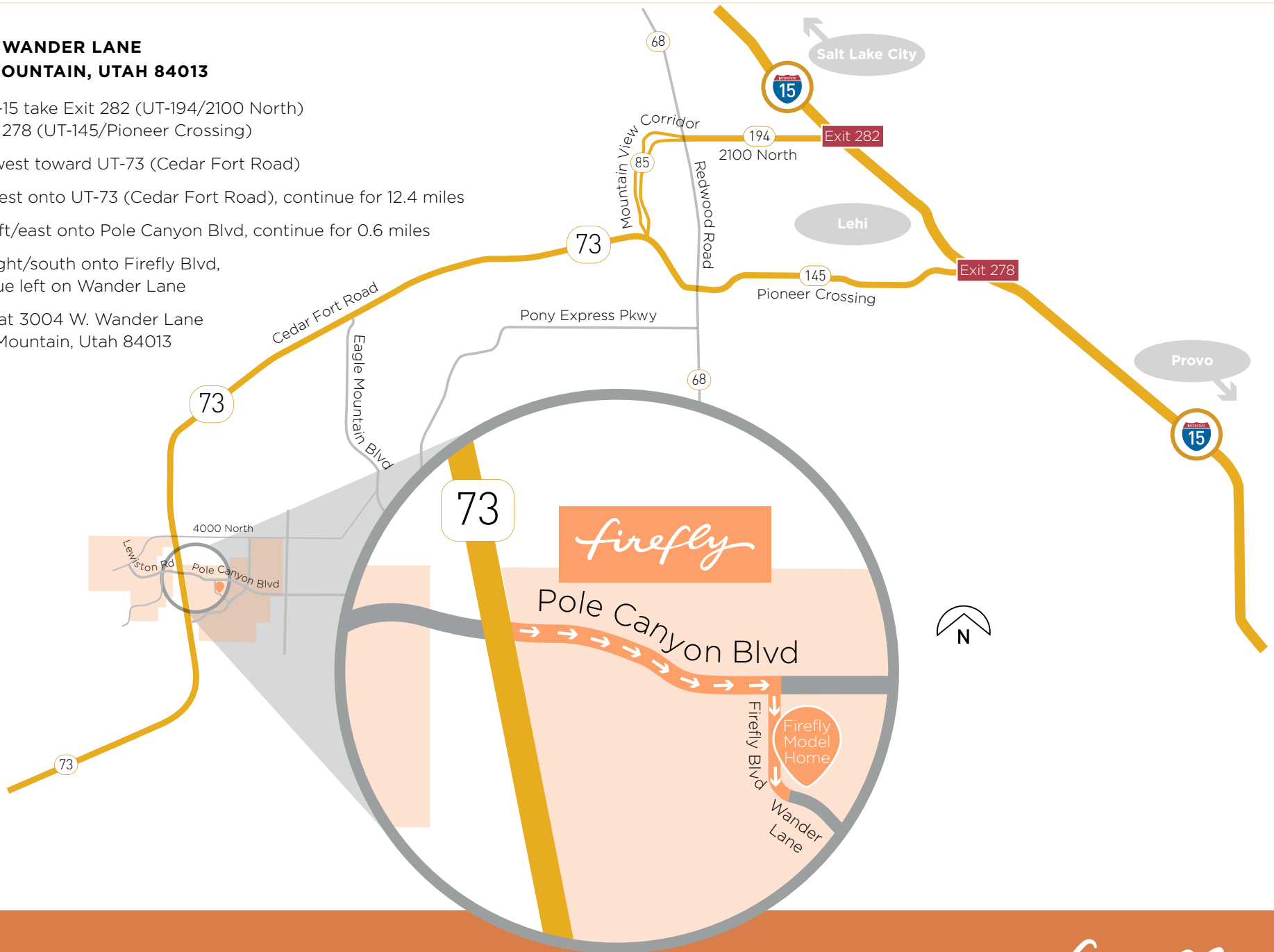
**AND KIDS THRIVE
WITHOUT DEVICES**

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DRIVING DIRECTIONS TO FIREFLY FROM I-15

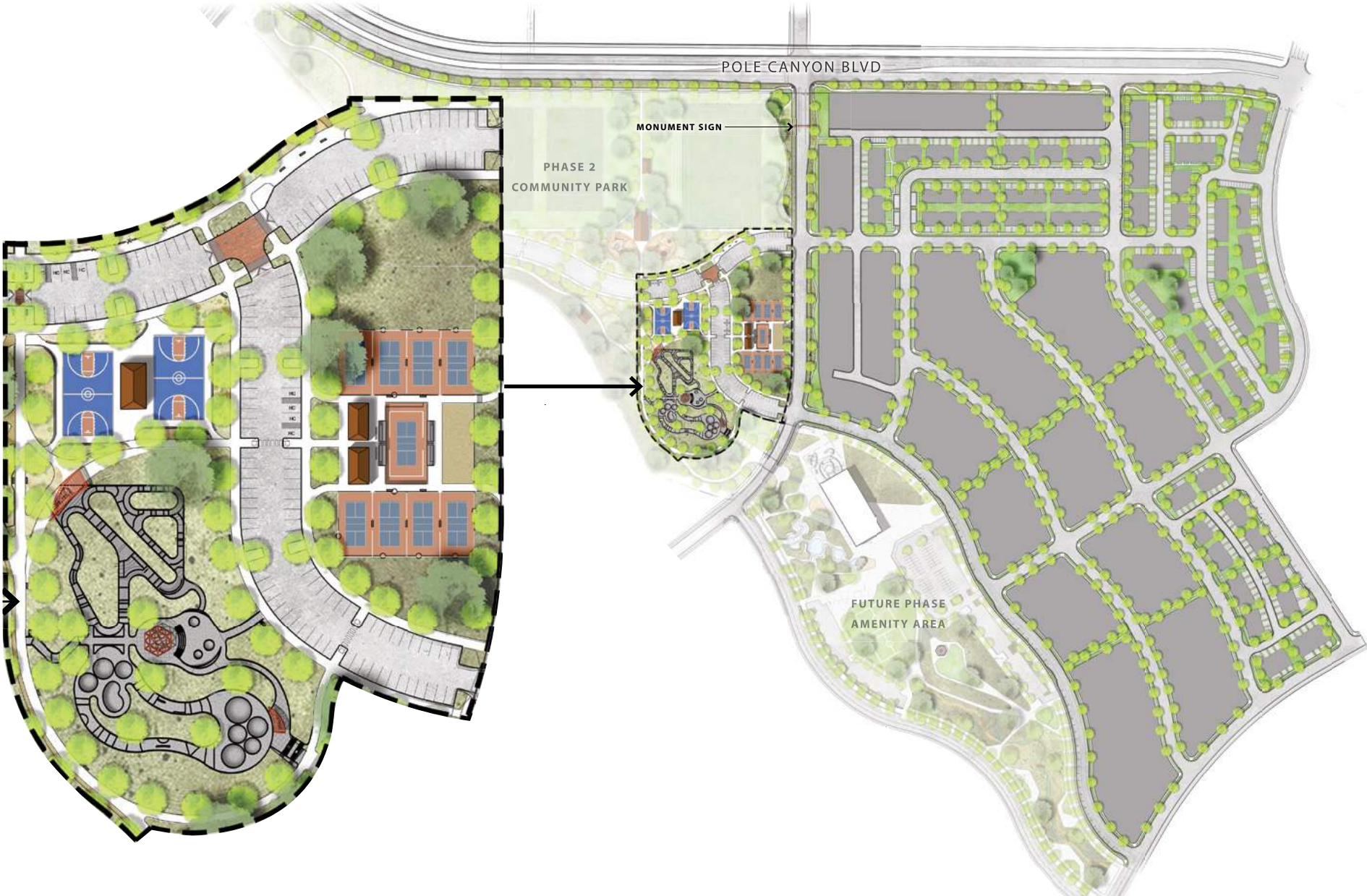
3004 W. WANDER LANE EAGLE MOUNTAIN, UTAH 84013

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



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PHASE ONE DEVELOPMENT



A PLACE
WITH SO
MANY
WAYS TO
BE ACTIVE

**RIGHT IN YOUR
OWN BACKYARD**



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SALT LAKE COUNTY POINTS OF INTEREST



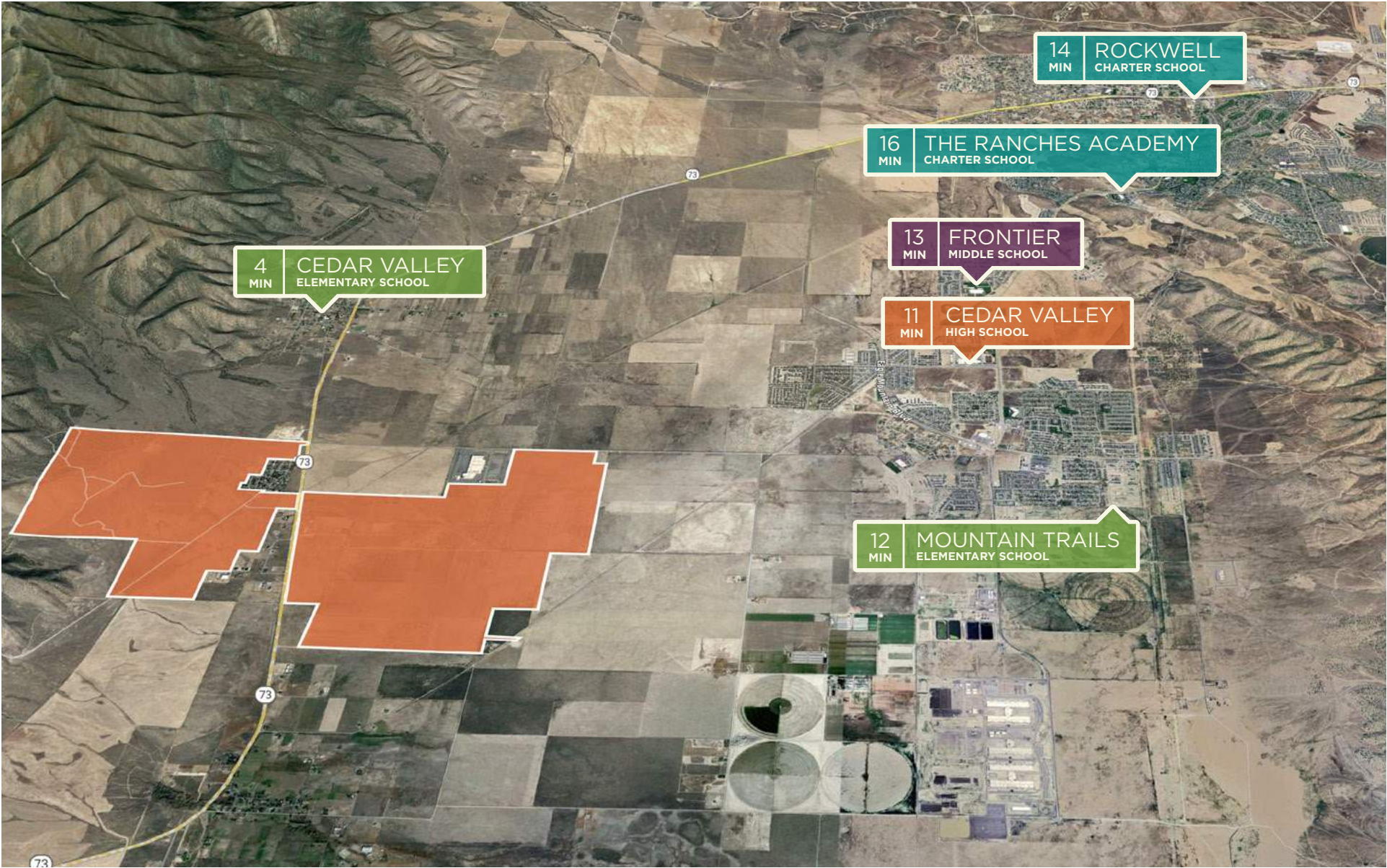
UTAH COUNTY POINTS OF INTEREST



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



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HOMEBUILDER



CandlelightTMhomesTM
We Build BeautifulTM

We Build Beautiful™

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.



Candlelight *homes*
We Build Beautiful™

AWARD-WINNING HOMEBUILDER



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



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 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



Utah Business Magazine's 40 Under 40 award



Parade of Homes Winner in Best Architecture and Best Landscaping



Best of Houzz designations for five consecutive years

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 **\$374,990**

COTTONWOOD



Eagle Mountain, UT **\$359,990**

SNOWMASS



Eagle Mountain, UT

NORTHSTAR



Eagle Mountain, UT **\$549,990**

ENGLEBERG



Eagle Mountain, UT **\$584,000**

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

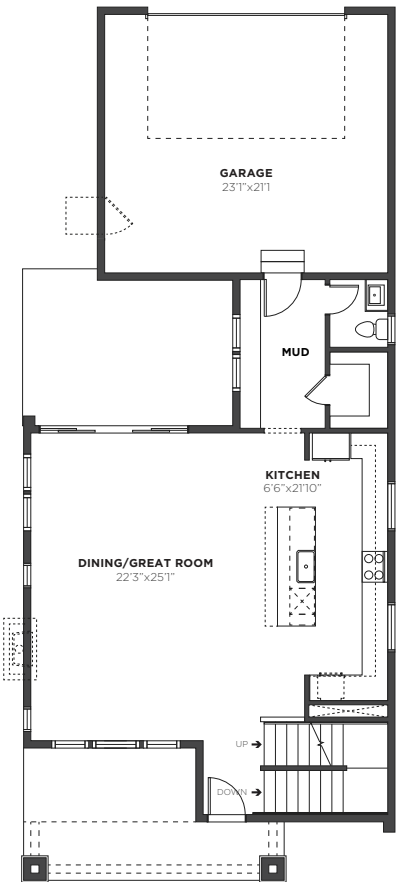
PRAIRIE



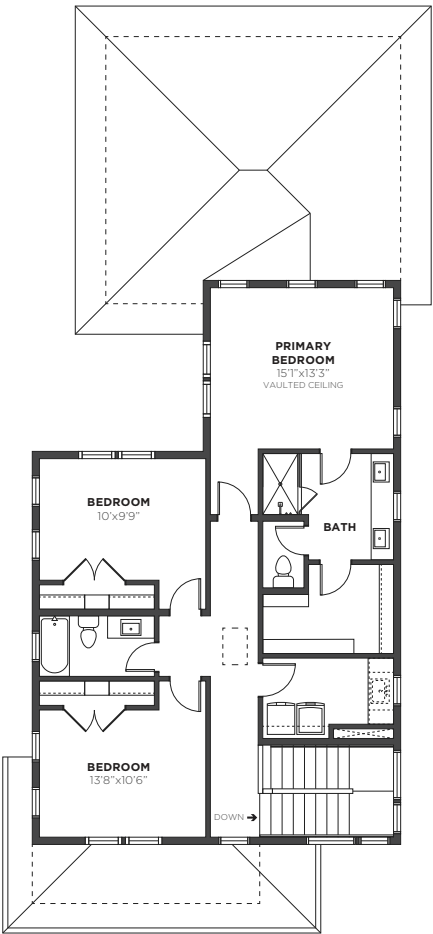
SCANDINAVIAN



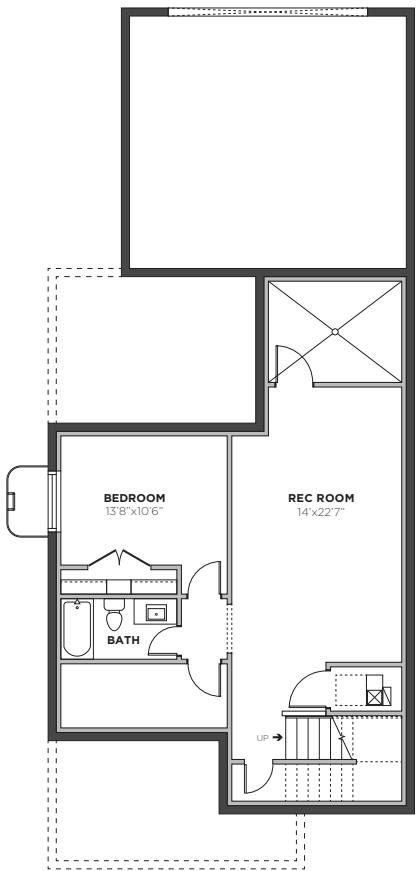
Plans are conceptual and
subject to change.



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



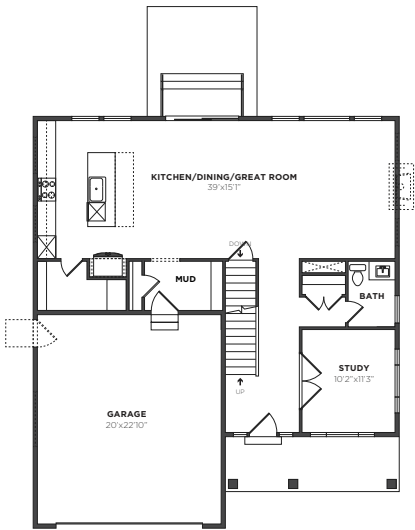
PRAIRIE



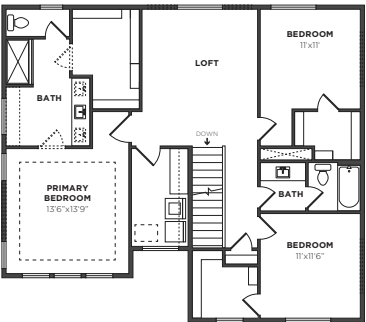
TRANSITIONAL



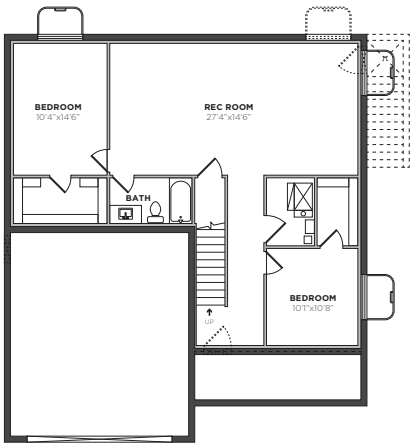
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FIRST FLOOR



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

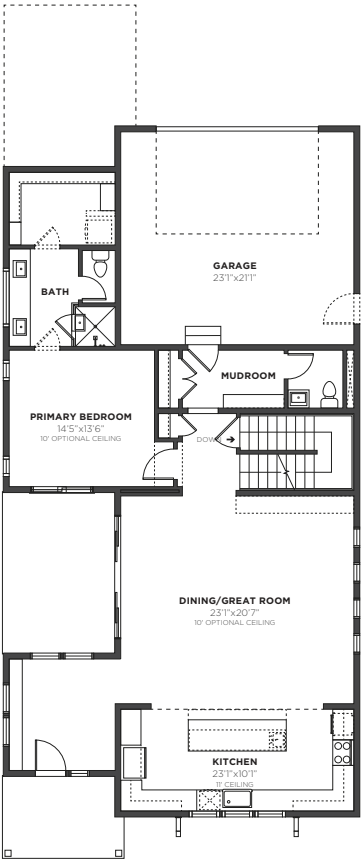
SCANDINAVIAN



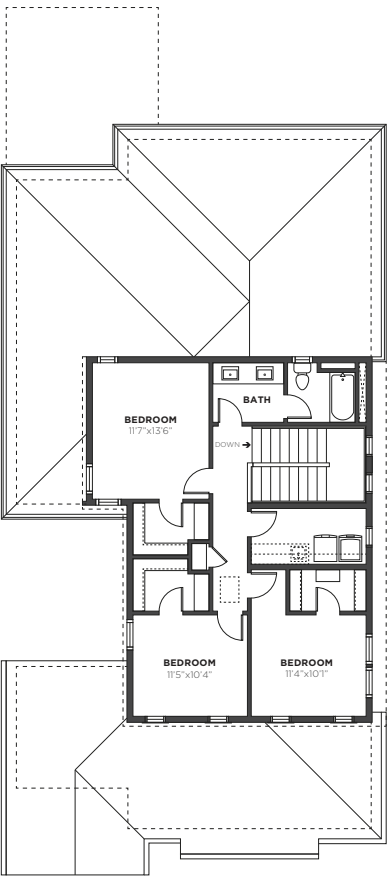
FARMHOUSE



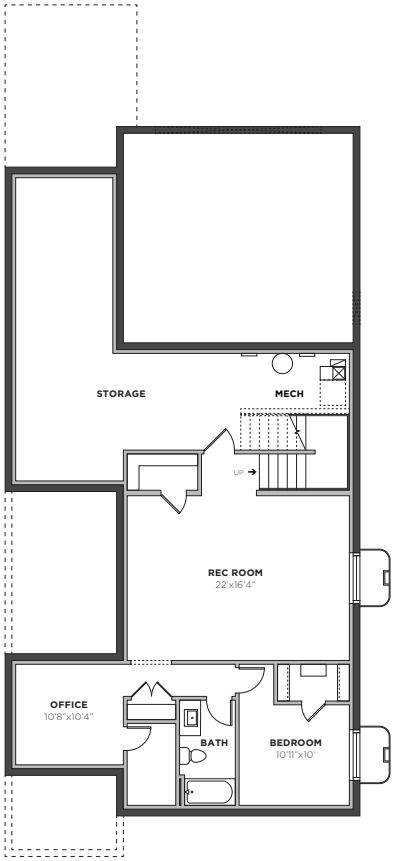
Plans are conceptual and
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FIRST FLOOR



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



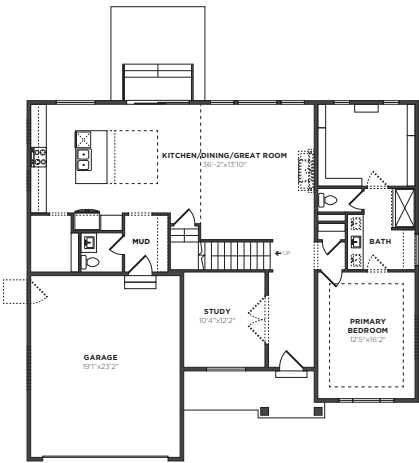
PRAIRIE



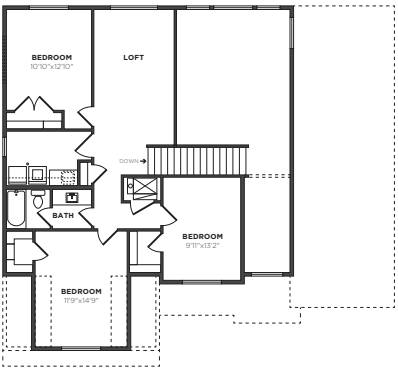
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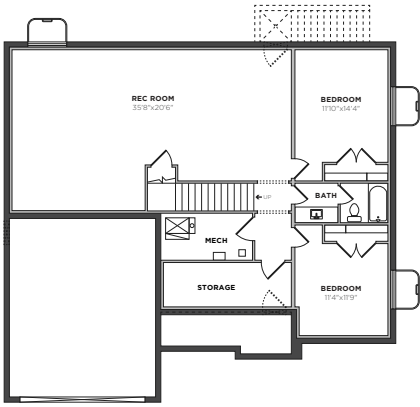
Plans are conceptual and
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FIRST FLOOR



SECOND FLOOR



OPT. FINISHED BASEMENT

CASCADE | COTTONWOOD



TOWNHOMES

Candlelight *homes*
We Build Beautiful.

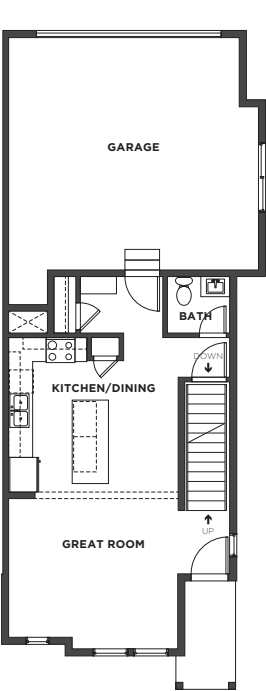
DETAILS

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

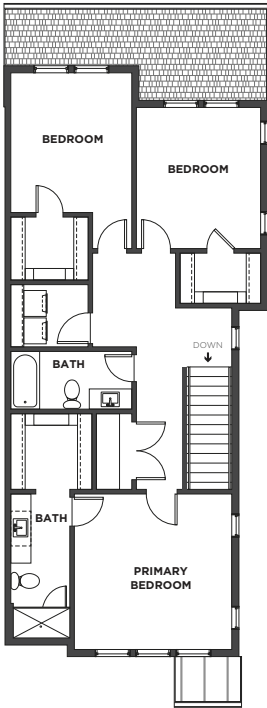
ELEVATIONS



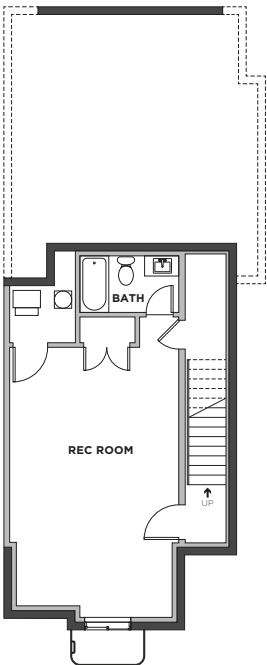
Plans are conceptual and
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FIRST FLOOR



SECOND FLOOR



OPT. FINISHED BASEMENT

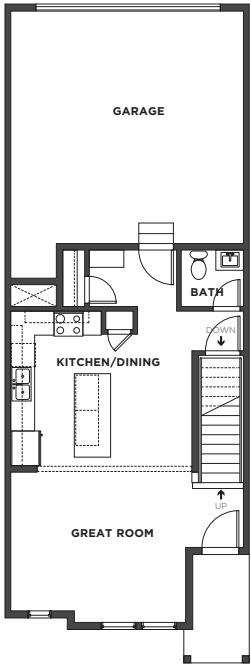
DETAILS

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

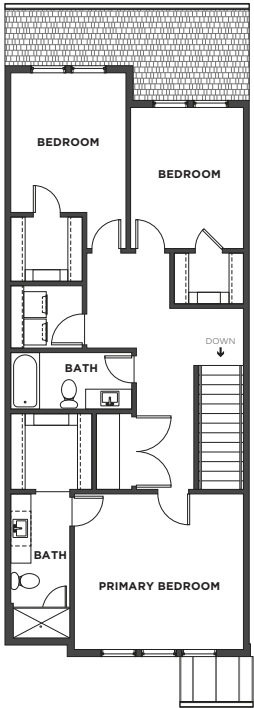
ELEVATIONS



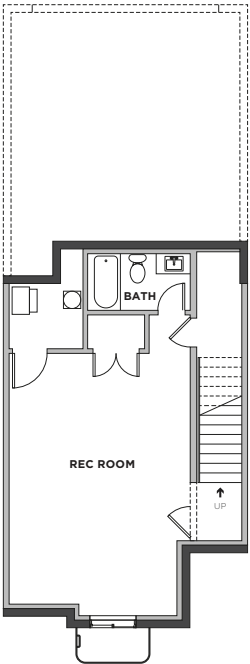
Plans are conceptual and
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FIRST FLOOR



SECOND FLOOR



OPT. FINISHED BASEMENT