

DAYBREAK



Courtesy of Your Daybreak Real Estate Experts

New Homes at Daybreak

We have some really fantastic builders currently constructing homes in Daybreak. Home styles vary and prices range from the \$100s to more than \$1 million. These brand new homes are located in four of Daybreak's Villages.



Creekside Village



With all the Daybreak goodness you can squeeze between two creeks (one historic and one man-made), Creekside Village continues the rich traditions of inspired design that has made Daybreak Utah's favorite new home community. Homes are available in a variety of styles based on some of Salt Lake City's most beloved historic neighborhoods (with today's livability and energy efficiency). But what really sets it apart is what happens once you step out your front door. A 15-acre park, excellent schools, walking trails and community gatherings all add up to a different kind of life --one that feels more like living.



LIGHT HOUSE TOWNHOMES
HOLMES HOMES
FROM THE LOW \$200'S

Funky urban style townhomes with a front courtyard



SHORELINE TOWNHOMES
HOLMES HOMES
FROM THE LOW \$200'S

A more traditional townhome with more generous spaces



COTTAGE COURT HOMES
DAVID WEEKLY HOMES
FROM THE MID \$200'S

Don't let the name fool you, these single family homes live big



CLASSIC COLLECTION
HOLMES HOMES
FROM THE LOW \$300'S

Plans with intelligent use of space and cozy outdoor rooms.



PEDIGREE COLLECTION
DAVID WEEKLY HOMES
FROM THE MID \$300'S

Flexible Floor plans with homesites near a big park.



PREMIER
DESTINATION HOMES
FROM THE MID \$300'S

Homebase for neighborhood backyard barbecues and movie nights



PASEO HOMES
IVORY HOMES
FROM THE HIGH \$200'S

Low maintenance homes arranged on a shared park

OUTDOOR LIVING

Building a relationship between indoor and outdoor spaces is a key focus for the new home designs.

BINGHAM CREEK PRESERVE

Do you remember that wide open space where you and your neighborhood friends would go for endless adventures on long summer afternoons? Well, Bingham Creek Preserve is that place. This dry creek bed also includes a primitive trail for mountain biking, creating a place somewhat removed from civilization for those grown-up adventures as well.



Lake Village

As one of the few freshwater lakes in the Salt Lake Valley, Oquirrh Lake is Daybreak’s most distinguishing feature and a magnet for joggers, bikers, strollers, picnickers, paddle-boarders, sunset-watchers, sandcastle-builders and anglers big and small. It’s the centerpiece of the whole community. And yet, we haven’t built any of our villages along its shores. Until now.

Give the lake to everybody. Pull the outdoors inside. Create yards that give you room to breathe and homes that take your breath away. These are a few of the design challenges that we gave our team of architects. And they came back to us with some beautiful ideas.

With our Lake Village, we’re creating something truly special. Not just a group of homes next to a lake, but a whole neighborhood that celebrates the lakeside lifestyle. Meticulously designed by some of the country’s best architects and brought to life by Daybreak’s acclaimed homebuilders.



LAKE VIEWS FOR MORE HOMES

We can’t place every home next to the lake. But in Lake Village, shorter blocks allow for more streets and this creates shorter routes to the lake. Or pick up a neighborhood trail and let it take you not only to the lake, but all the way around it.

Conventional community planning gives all the views to the homes right next to the lake. But by carefully staggering the placement of some homes and by siting other homes around shared green spaces, the Lake Village will share the wealth.



THE HOMES

Our team of architects and homebuilders has created all-new home designs that take full advantage of two unique locations within the Lake Village: on a hillside overlooking the lake and on a peninsula surrounded by the lake. The homes are all about views, sunlight, cross breezes and seamless indoor-outdoor living.



HILLSIDE PASEO HOLMES HOMES

Groupings of homes located on a generous shared green space with spectacular views.



HILLSIDE MANOR COLLECTION DESTINATION HOMES

Large porches, private courtyards, grand entrances and family size floor plans.



WATERSIDE ESTATES RAINEY HOMES

Large outdoor patios that flow out from the scrumptious entertaining spaces inside



WATERSIDE MANOR HOLMES HOMES

Deceptively spacious and meticulously detailed, your guests will never want to leave!



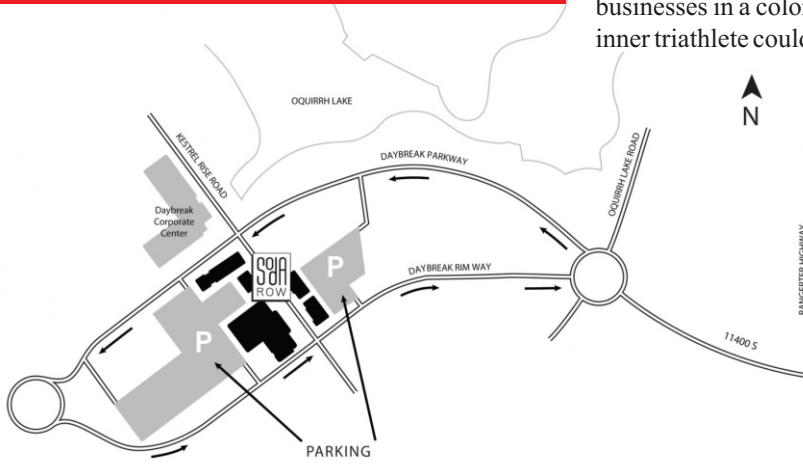
WATERSIDE COTTAGES RAINEY HOMES

The quintessential beach cottage with a Daybreak twist, and all the trimmings Rainey Homes is known for.



SoDa Row Village

Find the best of both worlds: a walkable, energetic lifestyle without the stress of city living. SoDa Row Village is a fresh take on community with modern homes and local businesses in a colorful, outdoorsy setting. Oh, and all the trail, park and lake access your inner triathlete could ask for. So you can have your lemonade and drink it too.



Do a little window shopping. Stop by the bank. Get a trim. And what the heck, pick up some cupcakes for later. Grab a kayak for a spin around Oquirrh Lake, and run home to get cleaned up before taking the light rail downtown for a dinner date. It's just another Saturday in SoDa Row Village.

And of course, if you or someone you know is ready to buy or sell a home, please stop by our office at 11248 Kestrel Rise Rd., Suite 102.

OR . . . Please call us to schedule appointment to see what Daybreak has to offer: 801.541.4388.

www.AHomeinDaybreak.com



- Amazing Floor Plans – Open... light filled... designed down to the last detail to be comfortable, functional and to live the way you want to live.
- Unique Architecture – Why not live in a home that is unique like you?
- Artistry – Creating homes is more than our business... it is our passion... our art... and it shows in our homes.
- Location – Located in the heart of Daybreak in South Jordan, next to shopping, restaurants, the lake, trails, parks, TRAX and more. Perfect for enhancing your life.
- Price – Best Daybreak Real Estate value on the market.
- Healthy – Having a healthy indoor air environment is crucial to your health. At Sego Homes, this top priority is accomplished by researching and selecting health-promoting materials, components and air and water filtration systems. Your new home should be healthy, right?
- Green Homes – As a Certified Green Professional, we believe that green construction is the right thing to do for the environment and for saving you lots of money through lower energy bills. Green homes are an investment in more ways than one.
- Smart – Home automation systems... home entertainment systems... home security systems... internet and wireless systems... and many more choices to let you add state-of-the-art technology to enhance your lifestyle. Be on the cutting edge of technology with Sego Homes.





Garden Park Village

Garden Park Village, which opened in 2009, is a fully maintained neighborhood designed with the 55+ empty nester in mind. Garden Park features its own private clubhouse, fitness area and easy beach access. The new Red Line and the new University of Utah Medical Center are both just a short distance away.

Care to stroll over to the café? How about a swim or fitness class at the private Garden Club? Or soaking up some sun on a lake-side beach? You could even pop over to the light rail station for a smooth, easy ride into the city. In Garden Park Village there's always somewhere to gather, someone to meet and something to explore.



THE GARDEN CLUB
 A clubhouse just for the big kids. The private Garden Club gives Garden Park residents a place to meet up for a card game, a workout or a round of pool. Rent the ballroom for your next party and don't worry about how many people can fit at your dining room table.



THE CONDOMINIUMS
Right-sized homes with wide-open spaces inside and out.



THE TOWN HOMES
For those who want a bit more room but no extra yard work.



THE PATIO HOMES
They come with porches, patios and a greater sense of privacy.



THE GARDEN HOMES
Larger rooms, basements and the chance to have a backyard garden.



THE ESTATE HOMES
Gracious living areas, full basements and generous outdoor living spaces.



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