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STAPLETON CELEBRATES EVERY LIFE STAGE WITH DIVERSE PRODUCT OFFERING

From New Homes for Empty Nesters to Affordable Housing Options for All Stages of Life

(DENVER) – October 1, 2014 – When a community combines acres of open space with walkable amenities and award-winning schools with easy access to major transportation hubs, it's no wonder it attracts people in all life stages. [Stapleton Denver](#) has done just that, becoming a melting pot for everyone. Whether it's the single professional, young couple just starting out, the growing family, or grandparents who simply want to be close to the city and perhaps their grandkids—Stapleton celebrates every phase of life.

"Stapleton is a multi-generational community that fosters a diverse lifestyle," said Director of Development, Heidi Majerik. "This has been a key priority of our design book from the beginning, which is why Stapleton has so many parks and active green spaces, shops, restaurants, community gardens— and a convenient location near downtown activities and the airport."

Downtown Denver is just a 15-minute drive – for Rockies games, museums, concerts and the theater. Moreover Denver International Airport (DIA) is just 20 minutes away, and in early 2016, both Downtown Denver and DIA will be even more accessible via a commuter rail station at Smith Road & Central Park Boulevard.

This fall, Stapleton will welcome several new "55 and better" communities to its ever-growing array of homes that appeal to empty nesters entering retirement over the coming years.

[Greenways at Stapleton](#) is at the center of the community – with trails, shopping, rec centers, pools, a library and tons more just blocks away. It is a 108-unit, age-qualified, market-rate apartment community at 8133 E 29th Place—just one block west of the 80-acre Central Park and three blocks east of the E. 29th Avenue Town Center. The Greenways at Stapleton will have 48 one bedroom, 53 two bedroom and 72 bedroom plus den apartments ranging from 560 to 1,190 square feet. Rents will start around \$1,000 per month and construction will be complete in October 2014.

[The Grove at Stapleton](#) is a truly unique community, carefully researched and designed to speak to the current and future desires of the 55+ renter. The high-end design and amenity package reflects the new actuality of the 55+ market and dispels the antiquated ideas of "retirement communities." The architecture throughout the community treats outdoor spaces as an extension of the interior, creating multi-purpose spaces for playing games, lounging, cooking, dining and exercising. Designed to achieve

LEED Gold Certification, the Grove is noteworthy because it satisfies a niche in the marketplace while promoting a healthy and sustainable lifestyle.

In addition, there are many new homes available that suit the needs of all ages and lifestyles, each set along charming tree-lined streets– from uber-modern townhomes to classic single-family. For more information go to the [Redefine Your Life page](#).

“We are always looking for ways to bring a variety of housing options to Stapleton that will appeal to active adults,” said Lisa Hall, builder program director. “We currently have several builders with homes that are either single story or provide main floor masters. This fall we are looking forward to adding a new product that will offer a unique multi-generational option to our mix.”

In addition to senior housing, Stapleton also offers a variety of [affordable housing](#) options that make living in this community available to various ages and income levels. Whether someone is a service worker, teacher, divorcee or retiree, Stapleton’s affordable housing program provides buyers and renters from different life stages the opportunity to afford to live in Stapleton. These homes are income-qualified and are priced from the mid \$100s. These homes will also stay affordable and cannot appreciate to more than 3.5%* annually, which helps maintain the home’s affordability for the next family who lives there.

Currently two builders provide income qualified housing at Stapleton:

[Northeast Denver Housing Council](#)

[Newtown Builders](#)

“We have lived in Stapleton for the last eight years and after the divorce, I was very concerned my daughter and I would have to move because we could no longer afford the large, single family home we had been living in,” said Renu Gupta, new resident of the Spruce Townhomes. “The affordable housing program at Stapleton made it possible for us to move into a beautiful, new townhome that fits our lifestyle, right in the heart of the neighborhood and keep my daughter in the only school and community she has ever known.”

About Stapleton

Located on the site of Denver’s former international airport, Stapleton is one of the largest urban redevelopments in the United States. The core objective of the community plan is to create a living example of progressive, sustainable neighborhood design. With a walkable mix of energy-efficient new homes, retail districts, schools, offices and an extensive network of parks and open spaces, Stapleton is not only leading the way environmentally but economically and socially, too. For more information, visit [StapletonDenver.com](#). The community is being developed by Forest City Enterprises, Inc.

“We are extremely excited to be bringing something new to Stapleton, and judging by initial interest we’ve received, our decision to create smart and efficient green homes suited for empty nesters in a community known for young families is a good one,” said David Sinkey, principal of Boulder Creek. “Our Possibilities line provides a unique choice for those interested in a low-maintenance, lock-and-leave lifestyle and we believe our vision aligns perfectly with that of Stapleton Denver.”

About Forest City

Forest City Enterprises, Inc. is an NYSE-listed national real estate company with \$8.6 billion in total

assets. The company is principally engaged in the ownership, development, management and acquisition of commercial and residential real estate and land throughout the United States. For more information, visit www.forestcity.net.

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