

A family of four is walking through a vast, golden-yellow field of tall grass. In the background, a dense forest of evergreen trees covers a hillside, with more forested mountains visible in the distance under a clear blue sky with a few wispy clouds. The family consists of a man in a blue shirt and khaki pants, a woman in a purple shirt and black skirt, and two children, a girl in a pink shirt and a boy in a red shirt. They are all smiling and appear to be enjoying their walk.

*Imagine a place where every step has been
taken with principle and purpose.*



THESE ARE YOUR MOUNTAINS

At 2,136 acres, Clear Creek is expansive and pristine. To ensure that it stays this way forever, we've placed 853 acres into a permanent conservation easement with The Nature Conservancy. Indeed, Clear Creek takes its stewardship of the land seriously. The property sits on a saddle between the eastern face of the Sierra and a remarkably dramatic granite outcropping that towers up to 6,500 feet. This is a land of unspeakable natural beauty, crisscrossed by natural streams, punctuated by towering Jeffrey pines and in every direction, 50-mile views of the Sierra and verdant valleys. This is a place of peaks and promise, a sanctuary for generations to come.



CRYSTAL CLEAR

There is no greater joy than days spent on Lake Tahoe's mirrored waters. Kayaking miles of shoreline, paddleboarding or taking an invigorating swim. Life on the lake sets sail from our historic Julia Morgan Lake & Ski House – a more picturesque and hospitable setting you will not find in all of Tahoe. All by itself, it's a reason to call Clear Creek home.



THIS IS YOUR LAKE

We can go on and on about the wonder of summers on the water. Setting out in a historic Hinkley runabout from the dock at Twin Pines Lake & Ski House for waterskiing at sunrise, kayaking the rocky coves along the eastern shore followed by a picnic on the beach. There's more – perhaps an early evening sail, or, best of all, fireworks on the 4th from the dock and front lawn at Twin Pines. You can spend every day on the lake and every one would be as different as it is perfect.



THIS IS YOUR CLUB

Clear Creek is a totally moving experience. That is, it's for people who organize their days around taking full advantage of everything Tahoe has to offer. Sure, there's downtime, but it's for recounting the day's adventures. To this end, from our practice range and tennis courts to Twin Pines Lake & Ski House, and from trails for biking, hiking and skiing, you'll find our team there to help with your gear and with insider tips. It might mean first tracks adventures at Heavenly or guided expeditions to the Walker River – where conservation efforts are helping to restore the river and the endangered Lahontan cutthroat trout.



An artist's rendering of the newly opened Summit Camp.



THIS IS SUMMIT CAMP

Set high on a rise with a dramatic 360° panorama, Summit Camp is the social heart of the community. Here are pools for sunning and swimming, bocce, fire pits and games for kids of every age. There's a waterslide that is in a world of its own – crafted from massive 100-year-old timbers reclaimed from our adjoining Schneider Ranch. Along with our new Pro Shop & Provisions it's part of a growing set of amenities that assure Clear Creek's attraction as Tahoe's new natural wonder.



THESE ARE YOUR SUMMERS

There is no place quite like this on the lake – a sandy shore where you can walk literally for miles. Twin Pines is also an amenity without peer, especially considering its long deep water pier and buoys. Climb aboard Clear Creek’s private runabout for sunny days on the lake – the chef will surely have a picnic lunch ready. Even when the sun rises before six and sets after eight, there just never seems to be enough hours in the day here where the lake quietly laps the shore.



THIS IS TWIN PINES

Twin Pines Lake & Ski House is the loving work of famed California architect Julia Morgan. Credited with some 800 buildings, among them Hearst Castle and countless Bay Area landmarks, her work on the shore of Lake Tahoe is a wonder of simplicity and craftsmanship. Today, we’re making sure that Twin Pines is as she intended – a vibrant home for families savoring long, carefree summer days by the water. True to our passion for preservation and in her honor, we’ve taken great care to burnish every historic detail and to decorate tastefully. Every inch of Twin Pines rewards the eye and enlivens the spirit – with it’s wide lawn and long sandy beach it is a priceless amenity for Clear Creek owners.



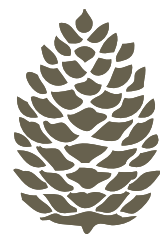
THESE ARE YOUR WINTERS

Tahoe in winter is a special joy, blankets of snow pillowing the mountains. And when savored from your lakeside cabin, a warm fire in the hearth, the moments are magical. Twin Pines is bathed from floor to ceiling in warm cedar and as cozy a place as you'll find on Tahoe. And why you'll want to find yourself here whenever the snow flies.



HEAVENLY ADVENTURES

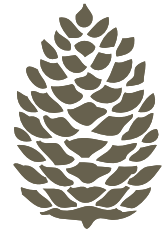
Is winter even better than summer? It's a conversation that is always a win/win because in winter Twin Pines becomes a cozy base camp for snowy adventure. Owners will conveniently keep skis and boards here and step into warm boots for outings at Heavenly. We'll then shuttle you the four short blocks to and from the gondola. And when you return to the Lake & Ski House, you'll return to a crackling fire, a warm drink and even warmer company.



THIS IS YOUR COURSE

Bandon Trails. Streamsong. Sand Hills. Friar's Head. This is the landmark work of designers with a passion for the game's history and the architects of what may be Tahoe's crowning golf experience. We wanted a legendary golf experience and so we started with golf purists who are the designers of America's top new courses.

The Coore & Crenshaw approach is that of the minimalist with an abiding appreciation of the game's subtleties. Each hole is nuanced so the whole is far greater than the sum of the parts. This passionate pursuit has produced two of the top three of *Golfweek's* Top Modern Courses, six of the top 50, and 11 of the top 100.



TIMELESS BY DESIGN

Golf is the player against themselves. It is fitting then that our acclaimed course features holes with names that so aptly describe the emotion of one stepping onto the tee box: Deception. Conundrum. Reflection. Contemplation. Temptation. Each and every chapter of Clear Creek golf is unique and inspiring, always reminding us of why we love the game.

As part of creating the consummate golf experience, we wanted practice facilities that reflected the shot-making demands of an actual round, particularly the short game, and fashioned bunkers, chipping areas and a putting complex that offers every possible challenge around the green. Members have suggested that this is the finest practice area they have ever enjoyed.

Clear Creek is Coore & Crenshaw's only mountain course design.



LET’S WANDER WHERE THE WI-FI IS WEAK

Were Henry David Thoreau around today we suspect this quote would capture his thoughts on our Clear Creek trail system. Three different tracks, each a refreshing departure with rewards around every bend. One day you might be knee-deep in golden meadows fringed by Jeffrey pines, another exploring babbling brooks that snake through the valley and another climbing to rocky outcroppings with 50-mile views. Always with a mind and eye for preservation, our footsteps are light. Our trails are sturdy, invigorating and built with an eye for conservation. Of course, Thoreau didn’t have Wi-Fi on the trail as you will, but maybe the whole idea is to set out with just a walking stick and a companion.





CLEAR THINKING

The homesites at Clear Creek Tahoe are as dramatic and diverse as the land itself, where the contours, elevation changes and character of the land offer spectacular views in every direction. Set your home on a gently sloping hillside, near to the club and course or along a mountain trail – everywhere offers a different panorama of the mountains above and long views to the green valleys below.



THIS IS YOUR CANVAS

A mountain getaway should be just that – so we've taken care to tread lightly on the landscape. Clear Creek Tahoe will feature approximately 391 estate and cottage homesites ranging from just under 1/2 to almost 5 acres. With the intent of preserving the integrity of the golf experience, homesites fronting the golf course have appropriate setbacks, while other homesites enjoy mountain or Carson Valley vistas. Both the land plan and development plan are thoughtful, measured and conservative. Your home will be a natural refuge ... forever. Clear Creek is also reassuringly private – a gate-guarded, members-only community and club since inception.



EASY DOES IT

Clear Creek has established relationships with some of the premier builders in the region, and will be pleased to make introductions. These builders have also created a collection of handsome plans that meet our design guidelines and promise to shorten and simplify the time between selecting a homesite and welcoming your first guests.




PHASE ONE HOMESITE OFFERING

The first phase release currently offers 125 estate and 56 cottage homesites. The cottage homesites are steps to Summit Camp – ideal for families where the kids set the day's agenda.

*Membership
has its privileges*

Membership does not currently require property ownership – an attractive way for local residents and those considering ownership to enjoy a lifestyle that offers what may be Tahoe’s most attractive private club experience.

 The proposed development is subject to change, without notice, at any time and the actual improvements, constructed within the development (including actual road locations, lot sizes, amenities and any other improvements) may vary substantially from the renderings and images that are included in the depiction. No warranty or representation, expressed or implied, is made to the accuracy of the information contained herein.

LOWER TAXES LIVE HERE

When we say that Clear Creek is borderline perfect, we're referring to the considerable advantages of enjoying a residence on the eastern side of the state line that bisects Lake Tahoe. And so in addition to a spectacular setting, Clear Creek owners may enjoy the wondrous advantages of a Nevada residency – no state income tax, no business tax and no inheritance tax. Our county also features the lowest real estate taxes of any county in Nevada. Those who envision a liquidity event, work from a home office, or travel extensively may rightfully ask, why live anywhere else in Tahoe?



BY THE NUMBERS

300 DAYS

Of glorious Tahoe sunshine mean four seasons of adventure

2,136 ACRES

Clear Creek is a pristine, uncrowded wonderland of peaks and promise

18 MEMORIES

The Clear Creek golf course is widely considered to be Tahoe's best

180 FEET

Our long beach at Twin Pines, home to our vintage Lake & Ski House

20 MINUTES

Incline Village, the South Shore, shopping, healthcare and entertainment are all a hop, skip & jump away

4 BLOCKS

Our Twin Pines Lake & Ski House has your boots warming for Heavenly adventures, just four blocks away

0 ZILCH

The amount of state income tax you'll enjoy as a Nevada resident

853 ACRES

Conservation is in our bloodstream, and we hope to soon place more than half our property into a permanent easement

35 MINUTES

Reno-Tahoe International Airport is about 35 minutes away and offers more than 100 non-stop flights

MILES FROM EVERYONE, MINUTES TO EVERYTHING

HEAVENLY
SKI RESORT
20 MINUTES

TWIN PINES
LAKE & SKI HOUSE
20 MINUTES

LAKE TAHOE
10 MINUTES

SPOONER LAKE
5 MINUTES

INCLINE VILLAGE
20 MINUTES



RENO / TAHOE INTERNATIONAL AIRPORT 35 MINUTES