



BASE CAMP AT BEAR MOUNTAIN

PO Box 672, Killington, VT 05751 ✕ basecampatbearmountain.com

Snow's Falling, Foundations Are In: Base Camp at Bear Mountain Takes Shape at Killington

*25% of Base Camp's residences are under contract, with strong early buyer interest.
10 townhomes to be move-in ready for 2026 ski season;
Only 4 residences remain available for Fall 2026!*

Dec. 16 — Killington, VT — Progress is rising fast at Base Camp at Bear Mountain at Killington Resort, with foundations now in place for the first five townhomes. This marks a major milestone in the build schedule, with townhomes 6A, 6B, 9A, 9B, 10A, 10B, 11A, 11B, 12A, and 12B all expected to have foundations completed by the end of the year within Vermont's only gated slopeside community.

A new drone video, released in conjunction with this update, showcases visible site activity, mountain views, and the unbeatable proximity to Bear Mountain's trails, lifts, and alpine landscape — bringing the vision of Base Camp at Bear Mountain vividly to life. Already, 25% of Base Camp's residences are under contract, highlighting strong early buyer interest and the community's unmatched appeal. Of the 24 townhome residences, ten will be move-in ready by Fall 2026—perfectly timed for the next ski season. Buyers are moving quickly into contract on these first-to-be-built homes, with only four opportunities still available.

"It's an exciting moment to see the community truly taking shape," said Richard Saunders, President of Development of Base Camp at Bear Mountain. "The drone footage captures the progress and the perspective; Base Camp's connection to the mountain is unlike anything else in Vermont."

Located at the base of Killington's Bear Mountain, Base Camp blends modern design and alpine tradition to deliver effortless ski-in/ski-out living. The development includes 24 luxury townhomes, each designed to maximize natural light, panoramic views, and seamless access to Killington's world-class skiing, biking, hiking, and family-friendly amenities. With Killington Resort officially open for the 2025-26 season, Base Camp at Bear Mountain ownership means front-row access to legendary terrain, with months of skiing and riding and more time on snow than anywhere else in the East!

"Base Camp offers a rare opportunity to own a true slopeside residence in Vermont's most celebrated ski destination," added Steve Malone, Vice-President of Development of Base Camp at Bear Mountain. "With limited availability and construction now visibly underway, interest continues to build as people see progress firsthand."

To receive project updates and to learn more about Base Camp at Bear Mountain residences, visit BaseCampAtBearMountain.com.

About Base Camp at Bear Mountain

Base Camp at Bear Mountain is a new slopeside community at Killington Resort in Vermont. Located at the base of Bear Mountain, the Base Camp at Bear Mountain residences offer direct access to iconic trails including Bear Cub, Outer Limits, and Devil's Fiddle, with lift service via the Bear Mountain Quad and Skye Peak Express. The development will feature 24 luxury townhomes designed to maximize natural light and panoramic mountain views. As the only ski-on, ski-off residential community at Bear Mountain, Base Camp at Bear Mountain combines modern mountain design with year-round access to skiing, biking, hiking, and family-friendly amenities.





BASE CAMP AT BEAR MOUNTAIN

PO Box 672, Killington, VT 05751 ✕ basecampatbearmountain.com

About Killington Resort

Located in the heart of Vermont's Green Mountains, Killington Resort has earned its moniker "The Beast of the East" with four seasons of adventure spread across six peaks, plus Pico Mountain. With the most expansive snowmaking and lift system in Eastern North America, Killington offers more than 200 trails and 92 miles of diverse snow sports terrain, including a world-class terrain park network and the longest season in the East. During the summer, Killington features a destination bike park with 30 miles of mountain biking trails, an 18-hole championship golf course, the family-friendly Snowshed Adventure Center, plus 15 miles of hiking trails. With elevated on- mountain dining, a plethora of après options and a commitment to investment, quality and the environment, Killington is a can't-miss destination for the whole family. Killington is locally and independently owned and looking forward to a bright future, including the forthcoming Great Gulf Village and more.

© Base Camp at Bear Mountain. Base Camp at Bear Mountain is being developed by Ottauquechee Realty Advisors LLC, a Vermont limited liability company ("ORA"). This presentation is neither an offer to sell nor a solicitation of an offer to purchase a residence in the Base Camp at Bear Mountain community. Each prospective purchaser of a residence must receive a Public Offering Statement from ORA before ORA will make an offer or enter into a Purchase and Sale Agreement for a residence. A non-refundable deposit of 10% of the agreed purchase price is due upon signing a Purchase and Sale Agreement, and an additional 10% deposit will be due upon notification from ORA that the townhome foundation has been poured. Not an offering to residents of New York or to residents of states where registration of a real estate offering is required. Void where prohibited. Completion of the first townhome is anticipated by October 2026. All improvements, designs, amenities, features, furnishings, specifications, and other information shown here or in any renderings, illustrations, photos, simulated views, graphic images, maps, or other visual depictions are illustrative only and may be changed without notice. Nothing herein should be relied upon as a representation, express or implied, of the final details of the residences or property. The developer expressly reserves the right to make modifications, revisions and changes it deems desirable in its sole and absolute discretion. All rights reserved.

