The Astrid

STEAMBOAT SPRINGS, COLORADO

The Astrid Overview

A deeper look at the residences, experience, amenities and larger slopeside vision.

Public-Facing Project Overview
October 2026



OVERVIEW

A deeper look at The Astrid.

A concise guide to what is available today, what life in the current residences looks like, and how the broader community is envisioned to unfold.

01 **The Place**
Location, access and the Steamboat setting.

02 **Chutes Lane Building**
The four-residence building currently in market.

03 **Residences + Design**
Architecture, interiors, technology and comfort.

04 **Amenities + Service**
The spaces and support that make ownership effortless.

05 **Buildings 1 + 2**
The larger slopeside vision beyond Chutes Lane Building.

06 **Buyer FAQs**
Five practical questions, answered simply.







A sanctuary shaped by nature. A future with you.

Direct slope access, quiet privacy, integrated technology and a design language rooted in Steamboat.

TRUE SKI-IN / SKI-OUT

Live directly on Mount Werner with the mountain at your doorstep.

PRIVACY WITHOUT SACRIFICE

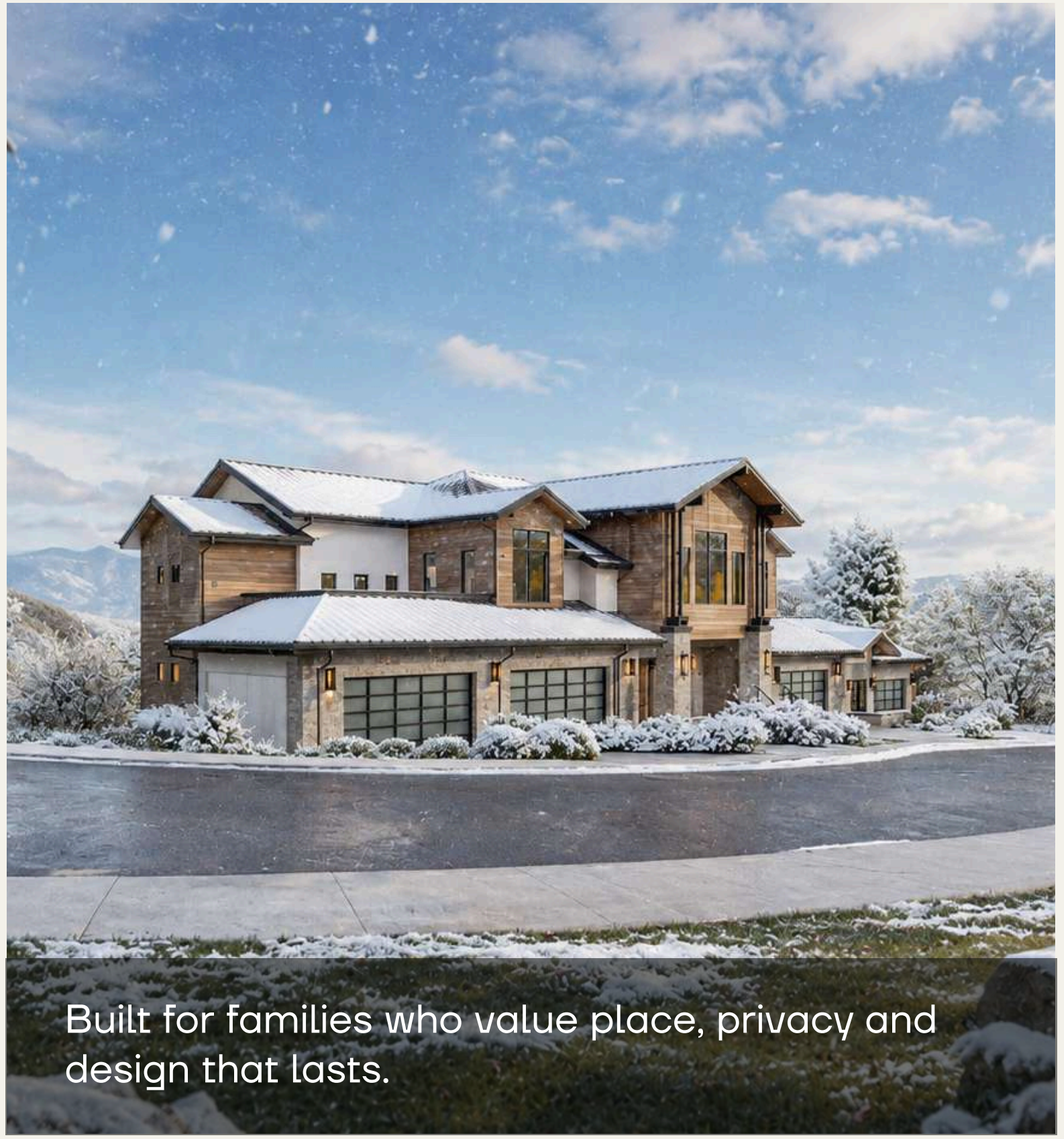
Close to Steamboat Square and downtown, yet intentionally set apart.

SMART COMFORT

Lighting, climate and security are designed to disappear into the background.

PERSONALIZED DESIGN

ETHODOS brings three curated moods and a tailored design process.



Right where mountain life begins.



2410 SKI TRAIL LANE

Direct slope access
Steamboat Square nearby
Downtown minutes away
Year-round mountain life

Close to everything. Removed from the noise.

The Astrid sits just above Steamboat's base area—connected to the mountain, the village and a real Western town that works in every season.

- World-class skiing and riding directly outside the community
- Historic downtown dining, shopping, galleries and local culture
- Summer trail access, mountain biking, fly fishing and river days
- Easy regional airport access for second-home and multi-generational use



The Astrid

CURRENT RESIDENCES

Chutes Lane Building

The first expression of The Astrid.

Four private residences with a distinctly residential arrival, refined mountain architecture and a highly tailored ownership experience.



Four residences. Two currently available.

Current public availability shown from The Astrid website as of October 1, 2026.

AVAILABLE

2412 Chutes Lane

Lower Level 1

$7,995,000

3,184 sq ft

4 bedrooms

4.5 bathrooms

SOLD

2414 Chutes Lane

Lower Level 2

SOLD

3,200 sq ft

4 bedrooms

4.5 bathrooms

AVAILABLE

2416 Chutes Lane

Main Level

$7,435,900

2,806 sq ft

4 bedrooms

4.5 bathrooms

SOLD

2418 Chutes Lane

Upper Level

SOLD

3,675 sq ft

6 bedrooms

7.5 bathrooms



Availability, pricing and specifications are subject to change. Confirm current details with The Astrid sales team.

Mountain modern, grounded in Steamboat.

A restrained palette of warm wood, pale stone, dark metal and expansive glazing gives the building a quieter, more enduring presence on the mountain.









WARM TIMBER

PALE STONE

DARK METAL

SNOW + LIGHT

Mountain simplicity. Smart comfort.



PRIVATE ELEVATOR ACCESS

Chutes Lane residences include direct elevator access from the building entrance into the home.

HEATED, FINISHED GARAGES

A warmer, easier arrival after winter drives and early ski mornings.

RADIANT FLOOR HEAT

Independent electric radiant heat is planned in kitchens and bathrooms.

INTEGRATED SMART HOME

Crestron-controlled lighting, shading and climate features support intuitive daily use.

Setting the tone.

Comfort. Ease. Elegance. A rare invitation to bring lifestyle, legacy, and place into quiet alignment.





An experience, orchestrated.











AMENITIES DESIGNED AROUND THE RITUAL.

- On-site ski lockers + ski service
- Slopeside pool + hot tubs
- Lounge, fire pits + bar
- Gathering + wellness spaces
- 360° views of Steamboat
- Private events at home

OWNERSHIP EXPERIENCE

The details are handled.

The current ownership model is designed around ease—especially for second-home and seasonal residents.

PROPERTY MANAGEMENT

Elevated Properties currently supports housekeeping, maintenance and residence care.

HOA + OPERATIONS

Building operations, accounting and day-to-day community coordination are managed behind the scenes.

PRIVATE SHUTTLE

An app-based local shuttle is planned to simplify trips around Steamboat.

RENTAL MANAGEMENT

Owners may rent through Elevated Properties under the current management structure.







STEWARDSHIP

Crafted for the climate. Built for what's next.

The Astrid's current sustainability strategy pairs durable mountain construction with energy-conscious systems and landscape stewardship.

GREEN SPACE	More than half of the property is planned as green space integrated with the mountain landscape.
HIGH-PERFORMANCE ENVELOPE	Triple-pane, energy-efficient windows help reduce heat loss and improve comfort.
LOWER-IMPACT MOBILITY	EV charging is planned on-site, supporting cleaner transportation.
CERTIFICATION PATH	The project states it is on track for NGBS Green Certification and meets the 2021 IECC.
RESPONSIBLE MATERIALS	ETHODOS brings ethically sourced pieces and artisan-driven furnishings into shared spaces.

The Astrid

THE LARGER VISION

The next chapter: Buildings 1 + 2.

The broader planning framework adds two slopeside condominium buildings, expanding The Astrid into a larger residential community while keeping the mountain experience at the center.

CURRENT PLANNING FRAMEWORK

Building 1 · 30 residences
Building 2 · 34 residences

Programming is subject to refinement as design advances.



Building 1 | the community heart.

Conceived as the primary amenity hub, Building 1 is planned to establish the social and service core for the larger Astrid community.



30

RESIDENCES

- Primary pool and amenity hub
- Ski lockers and slopeside arrival
- Gathering spaces designed to anchor the community
- Direct connection to the mountain experience

Building 2 | More room to belong.

Building 2 extends the slopeside community with a second collection of residences, positioned to share easy access to the central amenities and mountain.

34

RESIDENCES

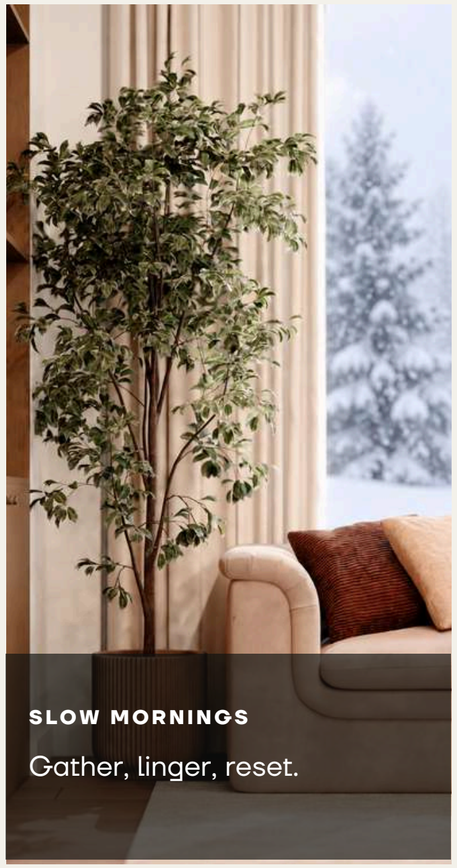
- A second slopeside residential collection
- Designed to complement Building 1 rather than duplicate it
- Easy access to the shared amenity experience
- Part of the current 64-residence Buildings 1 + 2 plan



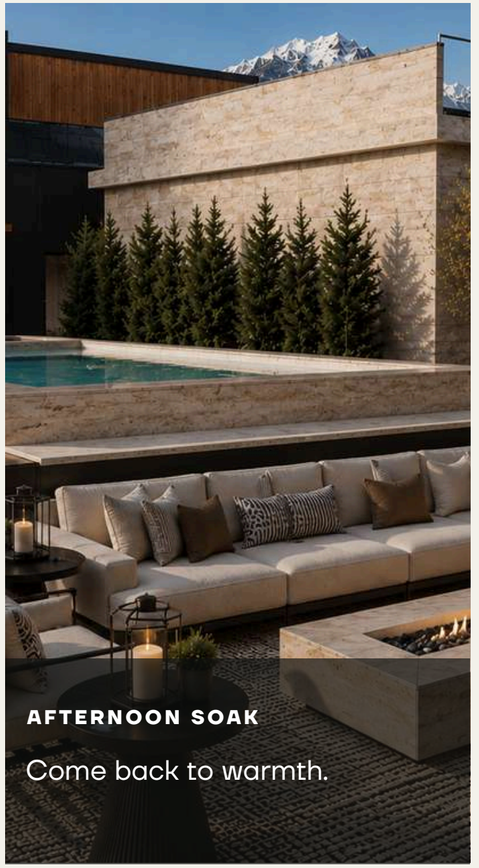
THE EXPERIENCE

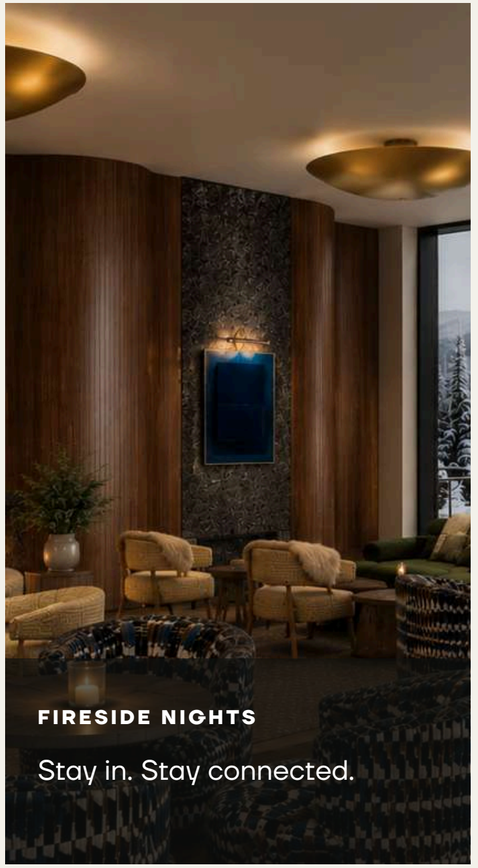
A home that works around the way you actually live.











The Astrid is envisioned as a place for holidays, long weekends, family milestones and the ordinary moments that become the ones you remember.

A few things buyers ask most.

Is The Astrid truly ski-in / ski-out?

Yes. The community is positioned directly on Mount Werner with on-snow access designed around the slopeside experience.

What smart-home features are included?

Current Chutes Lane Building specifications include Crestron-controlled lighting, shading and climate systems, with additional media and security pre-wiring.

How is second-home ownership supported?

Elevated Properties currently supports property management, housekeeping, maintenance and HOA operations, with on-site and local service coordination.

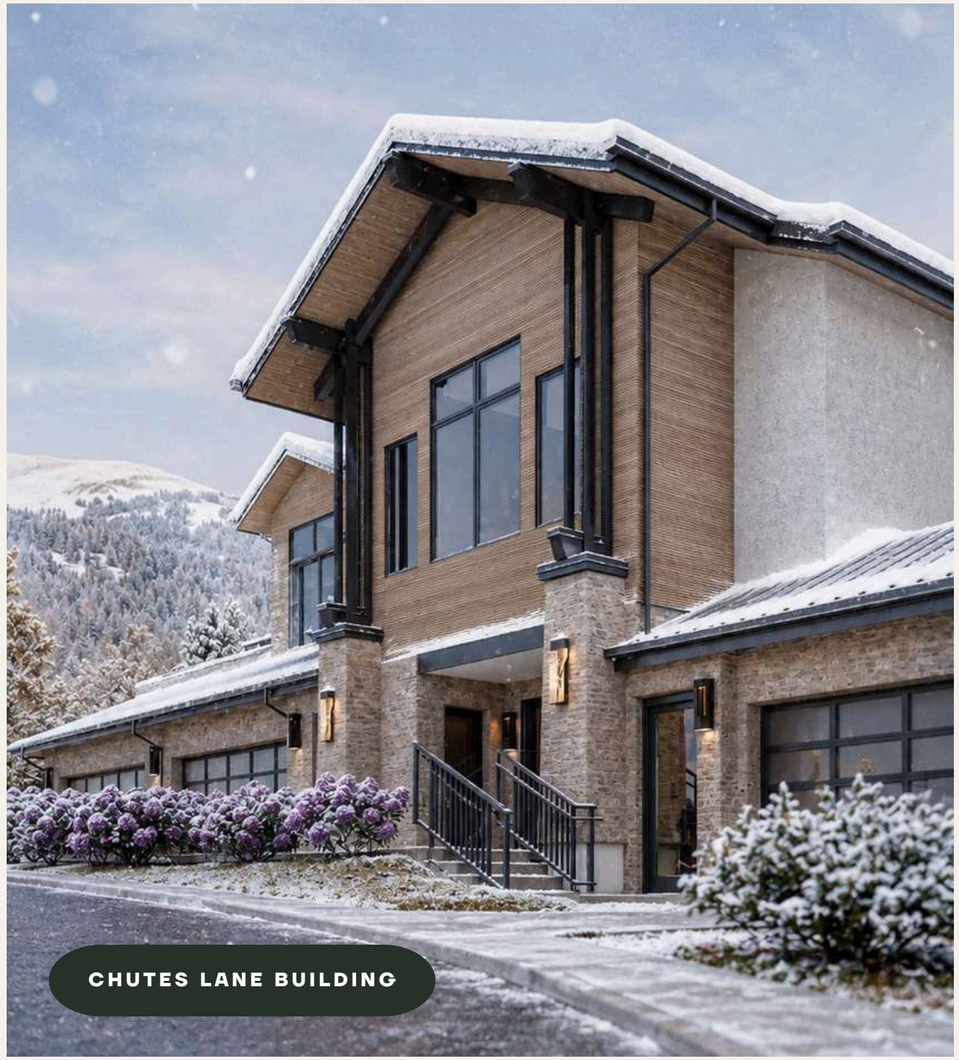
Can owners rent their residence?

Yes, under the current plan, rentals are handled exclusively through Elevated Properties to maintain service standards and a consistent guest experience.

What parking is provided?

Current Chutes Lane Building residences include private two-car garages that are finished, heated and directly connected to the home.

Policies, specifications, availability and amenities can change. Confirm residence-specific details with The Astrid sales team.



The Astrid

STEAMBOAT SPRINGS, COLORADO

Discover divinity at your doorstep.

Connect with The Astrid team for current availability, pricing and a private consultation.

2410 Ski Trail Lane
Steamboat Springs, CO 80487
(970) 367-7193
info@theastrid.com
theastrid.com

All renderings, programming, pricing, availability, features and amenities are illustrative and subject to change.

