

# SUCCESS STORIES

taos county and the moreno valley

## Central Station Taos: High-quality living for the high-altitude lifestyle

Compiled by Tara King

**Q** What is Central Station Taos?

A. Central Station Taos is a residential and commercial development in the heart of Taos that offers the best in **forward-thinking architecture, smart urban planning and high-quality living.** Created by Cody West and Group 3 Development, Central Station is an economical and sustainable option for living and working with unrivaled convenience and efficiency. It offers the details that create a superior setting: hardwood floors, space-saving storage systems, state-of-the-art lighting and lush gardenscapes. Central Station currently has both commercial and residential listings available.

**Q. There are so many real estate offerings in Taos; what makes Central Station different?**

A. Central offers four major distinctions in the Taos real estate market: efficiency, economy, quality and feel.

**EFFICIENCY:** Central Station is located within walking distance to Taos Plaza as well as shopping, dining, art and culture, the Taos Library and town parks. The units are built with optimal consideration of efficiency and include radiant floor heating, blown-in formaldehyde-free insulation, R-30 walls & R-50 ceilings, high-efficiency tankless water heaters and boilers, and European wall radiators. All commercial units feature a utilitarian kitchenette in addition to spacious ADA-compliant bathrooms. With an eye to the future, Central Station Taos offers a pre-wired electric car plug-in.

**ECONOMY:** Central Station Taos offers a real-estate value unique to the market. Nowhere else can you buy into an affordable live/work community in the center of town amidst maintained landscaping, ultra-energy efficient construction and distinguished details. All residential and commercial units are priced for immediate sale and available in a wide range of options. Los Alamos National Bank has great interest rates and a knowledge of the project so they can work with almost anyone to provide financing.

On the residential front, offerings include a **1,050-square-foot unit for under \$300,000** to a compact **430-square-foot unit for \$155,000**, with other options in between. These units await buyers to be completed — the homeowner chooses the personal aspects of their space, such as soapstone or granite counters. Another unique option: Residents can combine two units to form a custom town home, perfect for a small family.



On the commercial front, two professional light-filled suites are available for immediate occupancy. The **first is an economical 835 square-foot suite priced at \$208,000** and the second is a spacious 1,979 square-foot suite with two bathrooms, ideal for an office of six to 12 people. It's hard to imagine a Taos business could find a more inspiring and creative place to grow. Commercial spaces are also available for lease. Please call Roy Hughes with Taos Realty Partners for lease or purchase information at 505-470-5635.

**QUALITY:** Central Station Taos is the latest in Group 3 Development's wide portfolio of high-quality projects. Designed by Taos architect G.A. Embler, the development is an updated style of territorial and pueblo architecture. Central Station's outdoor layout encourages an active community lifestyle. Pathways wind around restored wetlands designed by the region's leading landscape expert, Angelika Heikaus, and the long portals of the commercial buildings invite clients into creative spaces.

On the inside, home and office owners can enjoy the spacious feel of 10-foot ceilings, thoughtfully placed windows that brighten rooms but maintain privacy and intelligent storage systems that maximize every inch of space. Technology has been embraced in all aspects of Central Station; owners will appreciate state-of-the-art lighting systems, built-in computer networking solutions and the most efficient mechanical systems. Cody is proud to report that last winter he heated a 2100 square foot commercial building to 68 degrees for a mere \$72 per month. Equally sized conventional construction with conventional mechanical systems report gas bills north of \$200 per month.

**FEEL:** Central Station is unique in

that it doesn't feel like your typical Taos development, which can often feel cold and unoccupied due to the high percentage of second-home owners. Central Station currently has eight businesses and six full time residents occupying the complex. You can often see Eva and Sophia, resident 5-year-old girls) jumping rope or riding their bicycles along the sidewalks. Cody and his family walk or ride to the plaza, Cid's or the farmer's market almost daily. When visiting Central Station, visitors always comment on the amazing wetlands. Group 3 worked with the Army Corps and the New Mexico Environment Department to create the project's living wetlands. They've truly become the residents' favorite feature, second only to the prolific raspberry vines.

**Q. I'm trying to find a commercial space that will be accessible to clients and the public. Do you have options for me?**

A. Central Station Taos is the ideal location for a growing business in Taos. Featuring an **easy-to-find central location, well-lit parking, an inviting, upscale landscape** and modern office spaces, Central Station will welcome your clients and inspire confidence in your business.

**Q. If I'm new to Taos and want to be near daily activity but still have a sense of Northern New Mexico's great backyard, do you have options for me?**

A. Taos is renown for its world-class skiing, dining, art and culture as well as being a healthy place to raise a family and do business. We feel we have the best in creative, **affordable options for living the Taos dream**, but without the headaches of a big mortgage, long drives, hard-to-maintain yards and the high costs associated with one-time builds that don't offer efficiency or convenience.

Central Station is designed for people who want a high-quality lifestyle with maximum benefits and minimum fuss. Go skiing, relax in your comfortable and stylish base camp, walk to dinner. That's the reality of Taos and Central Station.



### Offices located within Central Station:

Group 3 Development, LLC  
 Touch Therapeutics  
 Todd A. Kendrick, CPA  
 Taos Realty Partners  
 Reynold's Insurance  
 Feline Systems  
 Studio Karina  
 B&W Dental Studio, Inc.

**Central Station Taos**  
 represented by  
 Taos Realty Partners,  
 208 Paseo del Pueblo Sur  
 Suite 201 (in Central Station)  
 Taos, NM 87571  
 505.470.5635/575.737.0590  
 centralstationtaos.com  
 group3llc.com

### FEATURED SUCCESS STORIES

**Big Rock Casino**  
 460-A N. Riverside Drive, Española  
 1-866-BIGROCK  
 bigrockcasino.com

**Salazar Dodge**  
 517 Riverside Drive, Española  
 (505) 753-7101  
 www.salazardodge.com

**UNM Taos**  
 115 Civic Plaza Drive  
 575-737-6200  
 taos.unm.edu

**Holy Cross Hospital Foundation**  
 1397 Weimer Road  
 (575) 751-5811  
 holycrossfoundation.org

**Los Alamos Medical Center**  
 3917 West Road, Los Alamos  
 (505) 662-4201  
 www.losalamosmedicalcenter.com

**Graystone Custom Country Furniture**  
 1010A Paseo del Pueblo Sur  
 (575) 751.1266  
 www.graystonefurniture.com

**Northern New Mexico College**  
 921 Paseo de Oñate, Española  
 (505) 747-2111  
 nmmc.edu

**Experience Snowboards**  
 Village Center #6, North Angel Fire Road  
 (575) 377-8012  
 www.freetaos.com

**Taos Restaurant Group**  
 P.O. Box 1320  
 El Prado, NM  
 (575) 776-8342  
 www.TaosRestaurantGroup.com