



GREEN VALLEY RANCH

Property Fact Sheet

Overview

Green Valley Ranch Resort, named a 2012 Choice Property by Fodor's Travel, was the first boutique luxury resort built off the Las Vegas Strip with nearly 500 rooms and suites. It's a AAA Four Diamond Award-winning escape that combines exciting casino action and the pampering and relaxation of a luxury resort and spa. Located on 40 acres in Henderson, Nev. at Green Valley Parkway and Interstate-215, it's just minutes away from McCarran International Airport. Green Valley Ranch Resort recently completed a \$20 million reinvestment that includes new restaurants, hotel lobby and guests room enhancements.

As the "star" of the popular Discovery Channel reality program "American Casino" for three years, millions of viewers had the opportunity to experience everything Green Valley Ranch Resort has to offer as they followed executives from the property to catch a behind-the-scenes look at what it takes to run a luxury resort.

Casino/Gaming

The casino features comprehensive and state-of-the-art gaming, including:

- 2,300 slot/video poker machines, including a large non-smoking section
- 48 table games including blackjack, craps, progressive Pai Gow baccarat and more
- 220-seat race & sports book, including a VIP seating section. Recently, five new, cutting-edge High-Definition LED video displays, and a high resolution, 66-foot-long, sports information ticker were added for guests' viewing pleasure
- 22-table, 24-hour smoke-free poker salon
- Private high-limit salon
- 400-seat bingo room featuring sessions daily from 9 a.m. to 11 p.m. that run every other hour
- 16-seat keno lounge offering Jumbo progressives as well as the Mega 10 statewide progressive

Boarding Pass

The free Boarding Pass Guest Rewards Program allows guests to earn and redeem points at any Station Casinos property. Members are able to earn everything from cash back to free slot play to discounted or free dining, entertainment and hotel rooms.

Mobile App

The Station Casinos mobile app is free and allows users to make hotel and restaurant reservations, access property information and find special offers and discounts. Users can find it by searching "sclv" on the iTunes or Google Play stores.

STN Sports Mobile App

Mobile technology also reaches the sports book through STN Sports, which may be used anywhere within the state of Nevada. It's a free mobile app on smartphone devices and tablets that allows players to place wagers on all major sports and offers parlay betting in addition to straight bets, teasers, prop bets, and round robins.

The technology is quick, reliable and updated in real time as sporting events update and change. In addition to the mobile app, a site (www.stationcasinosports.com) assists users with the sign up process, details rules and regulations, and advertises unique characteristics of the app and promotional offerings.

Dining

Green Valley Ranch Resort offers full-service restaurants, a buffet and quick-serve outlets.

- **Hank's Fine Steaks & Martinis:** The four-diamond AAA rated steakhouse serves prime steaks, fresh seafood, signature appetizers and unique side dishes. It features live music in its bar area. The restaurant's extensive wine list continually receives the Wine Spectator Best of Award, and a 100 Martini list provides even more choices for a lux libation.
- **Borracha:** Offers Mexican-inspired dishes and a drink menu with cervezas, tequila and specialty cocktails. The seductive menu features shareable plates, inventive burritos, entrees with made-from-scratch tortillas and addictive tacos that have an explosion of flavor.
- **Bottiglia:** Offers sophisticated rustic Italian fare, luscious herb-friendly cuisine that is approachable, friendly and savory. The wine list is robust and unique, giving guests an array of choices from places such as Napa, Sonoma, Italy and France.
- **Pizza Rock:** Eleven-time World Pizza Champion Tony Gemignani offers classic Italian entrees, pasta, gourmet pizzas in a variety of styles, hand-crafted artisan cocktails and an extensive imported beer and wine list, all served up in an artistic and energetic atmosphere.
- **Tides Seafood & Sushi Bar:** Celebrate the best in seafood from New Orleans favorites such as pan roasts and gumbos to delicious sushi and sashimi offerings. The restaurant also features a "catch of the day" for the freshest fish around, and unique sandwiches for lunch that incorporate the New Orleans theme. The sleek space also offers several big screen televisions for catching the big game.
- **Feast Buffet:** Offerings from around the world suit every taste and are served up in an elegant atmosphere, while offering one of the best food values in Southern Nevada. Choose from live-action food stations including Mexican, Chinese, Italian, American and sinfully delicious desserts.
- **Grand Café:** Open 24 hours a day, seven days a week, the Grand Café offers a full menu of breakfast, lunch and dinner delights. Everything from hearty breakfast skillet to overstuffed sandwiches and refreshing salads are prepared by expert chefs and served by friendly staff.
- **Turf Grill:** Located next to the Race & Sports Book, it offers stadium favorites including a variety of hot dogs, hamburgers and create-your-own breakfast sandwiches.
- **Food Court:** Provides additional offerings from recognized outlets, including Capriotti's, Fatburger, Panda Express, Starbucks, Baskin-Robbins, Auntie Anne's and Slice House by Tony Gemignani.
- **Room Service:** A variety of offerings are available 24 hours a day.

Hotel & Suites

The 495 rooms combine old-world style with modern amenities like in-room martini bars and high speed internet access, and offer stunning views of the Las Vegas Strip, the pool area or the spa. A standard room is a spacious 500 square feet.

There are more than 80 luxury suites in 10 styles that range in size from 700 square feet up to 4,000 square feet for the Penthouse.

- **Executive Suite:** 715 square feet with a view of the pool area, one bedroom and small sitting room; also available with balcony or garden level overlooking the Vineyard.
- **Grand Suite:** 950 square feet with one bedroom and separate sitting room, one bathroom with sunken bathtub with Jacuzzi, dining area for four and full bar.
- **Tuscany Suite:** 1,500 square feet with a view of the pool area or Las Vegas Strip, one bedroom with his-and-her closets, desk area and powder room at the entry, master bathroom with dual vanity, sunken bathtub and Jacuzzi, wet bar, dining area for eight and a large living room area. One of the suites features a patio and outdoor fireplace.
- **Mediterranean Suite:** 1,500 square feet featuring one master bedroom and one master bathroom, dining area for 10, a large living room, and an additional powder room. Suite features a patio and outdoor fireplace, and another features a petite balcony.
- **Geneva Suite:** 2,000 square feet with one master bedroom and master bathroom featuring a steam shower and a full-size Jacuzzi tub surrounded by marble, available with baby grand piano or billiard table, wet bar, powder room at the entry, dining area for 10, and two 50" plasma televisions.
- **Villa Suite:** 2,500 square feet, two bedrooms 2.5 bathrooms with sunken Jacuzzi tubs, 15" LCD TV screen in bathroom mirrors, private 2,250 square foot courtyard with pool/Jacuzzi, gas barbecue, wet

bar, 50" flat screen in living/dining area, 42" plasma screen in each bedroom, marble flooring, dining for eight, pool table, and full kitchen.

- **Penthouse Suite:** 4,000 square feet, two bedrooms, his and her baths, baby grand piano, dining table for 10, double-sided fireplace between the bedroom and living room, separate den, full kitchen and bar.

Entertainment

- **Grand Events Center:** A state-of-the art 2,000-seat venue with entertainers from a variety of music genres, including Martina McBride, Foreigner, Heart, Huey Lewis & The News and Julio Iglesias.
- **The Backyard:** The main pool area has the ability to transform into an event and concert venue for as many as 4,500 people.
- **Drop Bar:** A circular bar that sits in the middle of the casino floor where all the gaming excitement spills into the cool vibe found inside the Drop Bar. Enjoy this intimate bar dripping in plush purples and serving a variety of libations with live music every Friday and Saturday and DJs late-night Friday and Saturday. Bottle service is available.
- **Sip:** Sip is open Monday through Thursday 11 a.m.-midnight, Friday and Saturday from 11 a.m. to 2 a.m., and Sunday 11 a.m. to midnight.
- **Sports Book Bar:** Enjoy your favorite drinks while watching big sporting events or races.
- **The District at Green Valley Ranch Resort:** Located next to the resort, the lifestyle center is connected to the casino by a pedestrian walkway. The District incorporates a northeast "Main Street" ambiance with entrances to shops fronting a tree-lined street. The District features 50 fine shops and restaurants with 88 flats and lofts located above the shops.
- **Movies:** A 10-screen multiplex is located inside the property, operated by Regal Cinemas. The theater offers beer and wine.
- **Arcade:** An onsite arcade provides games for kids of all ages.
- **Kids' Quest:** An indoor recreation area for children of hotel guests, ages 30 months to 12 years, supervised by a professionally trained staff certified in CPR and first aid. Offerings include Kids' Quest indoor playground, non-violent video games, a Karaoke Star Stage, iPad® station, gym, arts and crafts, creative play, and organized games.
- **Golf:** Green Valley Ranch Resort has partnered with several of the top golf courses in Las Vegas, most of which are no more than 10 minutes away.

Pool & Spa

The focal point of the 8-acre Backyard pool area is a sand-bottom pool with 16 private outdoor cabanas, infinity-edge pools and one of the most incredible landscapes in Las Vegas. The Pond offers an intimate, adults-only setting for those 21 and older, with a DJ spinning a variety of music in the summer months.

The Spa at Green Valley Ranch Resort, voted best in the Las Vegas area by the Las Vegas Review-Journal, takes luxury and relaxation to new heights. Part of the 8-acre Backyard pool area, the 35,000-square-foot spa is surrounded by a private swimming pool, private poolside cabanas, manicured lawns and vineyards, offering:

- 23 treatment rooms, including two VIP pampering suites
- Private spa parking
- A co-ed steam room, two co-ed Jacuzzis, and co-ed relaxation area
- Dry saunas
- A private outdoor area with 25-meter lap pool and outdoor accessible steam room
- A state-of-the-art fitness center and exercise studio
- A full-service salon with hair and styling stations, manicure and pedicure rooms, and a makeup application room

Meeting and Event Space

69,000 square feet of newly renovated space includes:

- 39 meeting rooms
- Four expansive ballrooms, with the largest having more than 17,000 square feet of space with a dedicated professional stage, 19 breakout rooms and a state-of-the-art boardroom
- The sprawling Backyard features multiple event locations and can accommodate private events

- **Wedding Salon:** A 1,500-square-foot wedding and reception suite that features a wrap balcony overlooking the pool with views of the Las Vegas Valley and Strip. The inclusive ceremony package includes a wedding coordinator, hand passed still and sparkling water, non-denominational officiant, microphone, iPod connection or CD player, two hours of photography, bridal bouquet, groom's boutonniere and rose petals down the aisle.

Property Contact Information

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Photos of the property are available upon request.

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