



COLDWELL BANKER
MOUNTAIN CENTRAL
THE STARNES GROUP

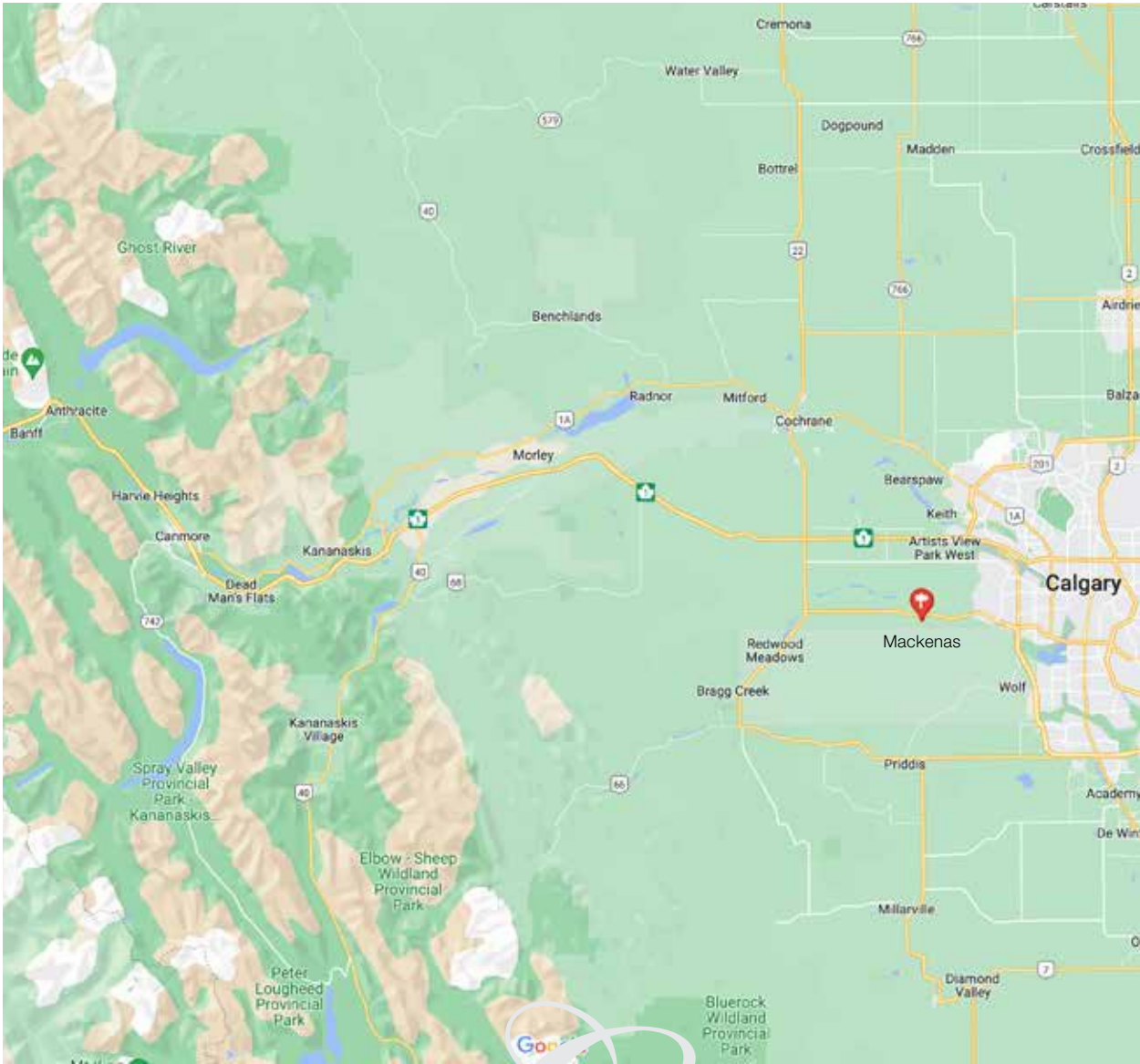
8 MACKENAS WAY | CALGARY, ALBERTA, CANADA
COMMUNITY OF MACKENAS ESTATES



EXCLUSIVE GATED COMMUNITY
OF MACKENAS ESTATES

The community of Mackenas Country Estates offers its residents a unique setting in a gated environment. As you pass through the majestic iron and stone entry gates, you are immediately taken aback by the beautifully landscaped streetscapes, the exquisite architecture of the estate homes and the small intimate feel of this 21-home special community.





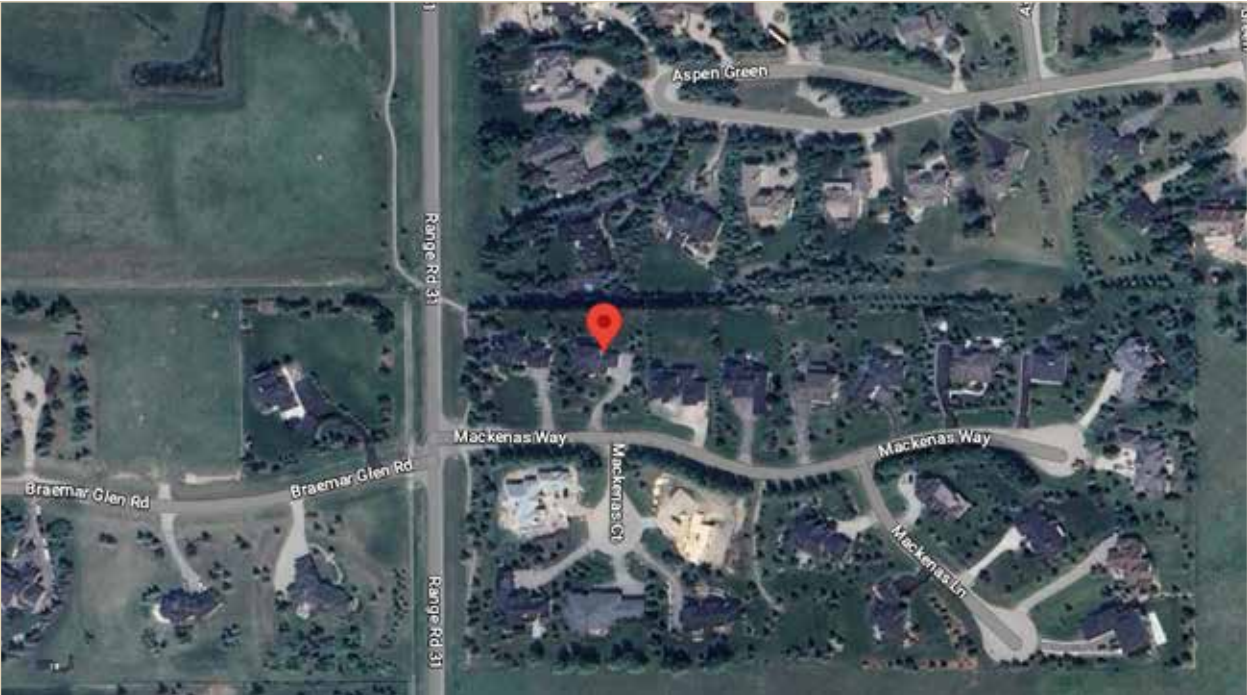
EXCEPTIONAL LOCATION

Enjoy the expansive views of the Rocky Mountains that form the western horizon and meet the open Alberta sky. Mackenas Country Estates is a short 20-minute drive to Calgary’s downtown core and within an hour of Kananaskis Country, Canmore, Banff and four world class ski resorts. Just south of the Glencoe Golf and Country Club and minutes away from Pinebrook, Elbow Springs and Redwood Meadows, golf is at your fingertips. Relax in the tranquil setting of your country estate, knowing that the countless recreational opportunities of the mountains and all the convenience of the city are only moments away.

Proudly Presenting
8 MACKENAS WAY



Community of Mackenas Estates



Main Floor Space:	1,586 square feet
Upper Floor Space:	1,547 square feet
Total Above Grade Floor Space:	3,133 square feet
Lower Floor Space:	1,358 square feet
Total Developed Floor Space:	4,492 square feet



EXCEPTIONAL ARCHITECTURE

Masterfully built by Wolf Custom Homes, this beautiful home boasts striking natural rundlestone accents, a majestic stone front entrance, a metal roof accent over the den window, architectural windows with mutton bar detailing, board and batten accents, a curved window on the garage matching the curved stone entry, and beautifully defined roof peaks with heavy fascia edging. A covered outdoor living room area along with a large exposed aggregate terrace finishes off the backyard space in grand style. Imagine hosting summer barbecues or enjoying quiet evenings under the stars in this secluded oasis.





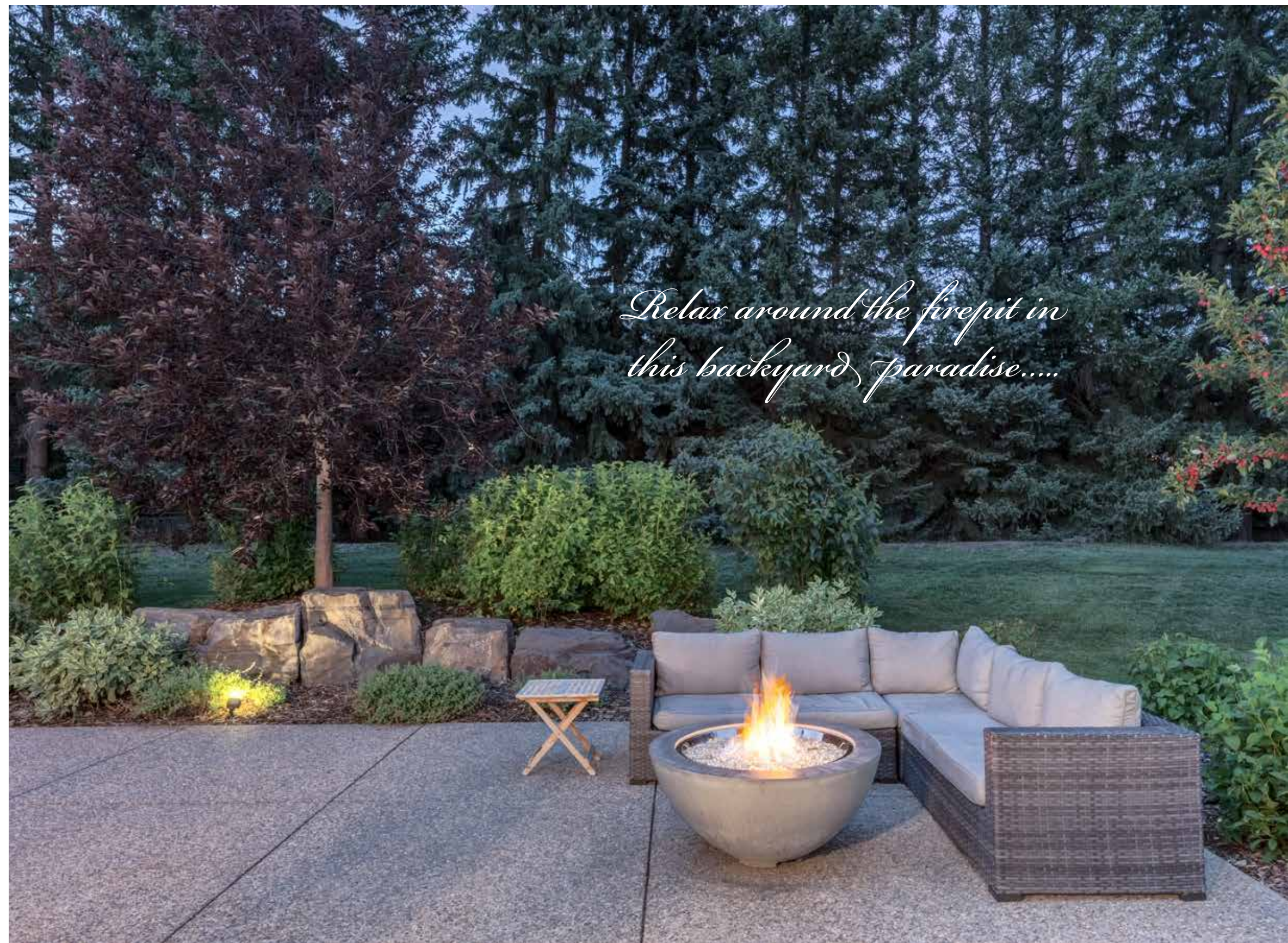




SPECTACULAR LANDSCAPING

The large of this special property is gigantic, with expansive lawn areas, extensive shrub gardens, flowering fruit trees, and a mature wind row of Spruce trees providing incredible privacy from the neighboring homes. The backyard features a large exposed aggregate terrace surrounded by rock gardens, perfectly manicured shrubs and two large columnar Aspens frame the East side of the home. The professionally landscaped yard was masterfully completed by Kevin Peterson showcasing a curved driveway surrounded by large garden beds and a rundle 8 Mackenas Way SW rock. The street appeal of this property takes years to mature to this level. The drive in is truly spectacular!







YOU HAVE ARRIVED

Upon entering through the large, covered stone entrance, you are immediately impressed with the expansive ceiling heights, curved detailing above the two double doors and the luxurious touches that make this property truly special. Solid core doors add an elegant touch, while the engineered hardwood flooring provides both durability and beauty. The front den is the perfect home office, with a large South window overlooking the beautiful front yard. As you explore further, you'll discover the luxurious touches that make this property truly special. Solid core doors add an elegant touch, while the engineered hardwood flooring provides both durability and beauty.





COZY LIVING ROOM

The living room is open to the kitchen and dining areas and features a floor-to-ceiling stone fireplace with custom bookshelves on each side. The floating television with speakers on the West wall adds a modern touch to the space. Another large window showcases the private backyard.



FAMILY SPACE

The dining area is set into its own space with two sides of windows and a patio door leading to the backyard terrace. The dining area is set up so you can place the table in several different positions depending on how many guests and family members are having dinner.





DESIGNER KITCHEN

The designer Chef's kitchen is a culinary dream and features crisp classic cabinetry to the ceiling with half bullnose granite countertops. The center island is done in a rich espresso colour with a bar sink and a built-in wine storage display area. The high-end Miele appliances have cabinet panels and modern designs. The sink area has a large window overlooking the backyard and the backsplash is done in a contemporary stacked design. A serving area is located next to the refrigerator and is the perfect spot to set up a wine bar with glass cabinetry set above.









BUTLERS PANTRY

The butlers pantry is set between the kitchen and mud room and features a stand up freezer, countertop space for small appliances along with shallow and deep shelving for dry goods, Costco runs, and storage of large serving items. The mud room features three lockers with area below the benches for boots and shoes.





PRIMARY SUITE

The ascent to the upper level overlooks the West treed side yard and allows for streams of natural light throughout the day. The primary suite has a magical ceiling light that creates a beautiful ceiling design in the evening hours.





LUXURIOUS ENSUITE

The primary ensuite is rich and opulent with a floating bathtub under the window, a frameless glass shower with a built-in bench, and a gigantic vanity with three columns of drawers, his and hers sinks and a large framed mirror that matches the vanity. The walk-in dressing room is extravagant with a built-in mirror, and areas to showcase designer bags, clothing and jewelry. The closet was built with impeccable craftsmanship and looks like a high-end boutique.





UPPER LEVEL BEDROOM QUARTERS

The upper level features a beautifully sunlit South bedroom, and a lovely North-facing bedroom with its own built-in window seat and bookshelves. The two bedrooms share a beautifully appointed bathroom with two sinks and a tub-shower. The upper level laundry was custom built with a countertop over the laundry machines and a laundry sink area with a drying rod set above.





LOWER LEVEL ENTERTAINING

The lower level is an entertainers dream space. Invite your friends over to watch the game, have a games night, or family movie night. The theatre room offers the perfect setting to enjoy your favorite films in style. This space has a multitude of uses. The theatre system is fantastic and the walk-up bar area boasts a bar fridge, dishwasher, sink and fabulous liquor display.







ADDITIONAL LOWER LEVEL SPACES

The lower level features a fourth bedroom that would also be a perfect exercise room being across from a bathroom that showcases a sauna and large shower. Pamper yourself at the end of a long day in the full size spa sauna. This amazing home features every amenity your family needs and is located in the most picturesque family community in the entire area.



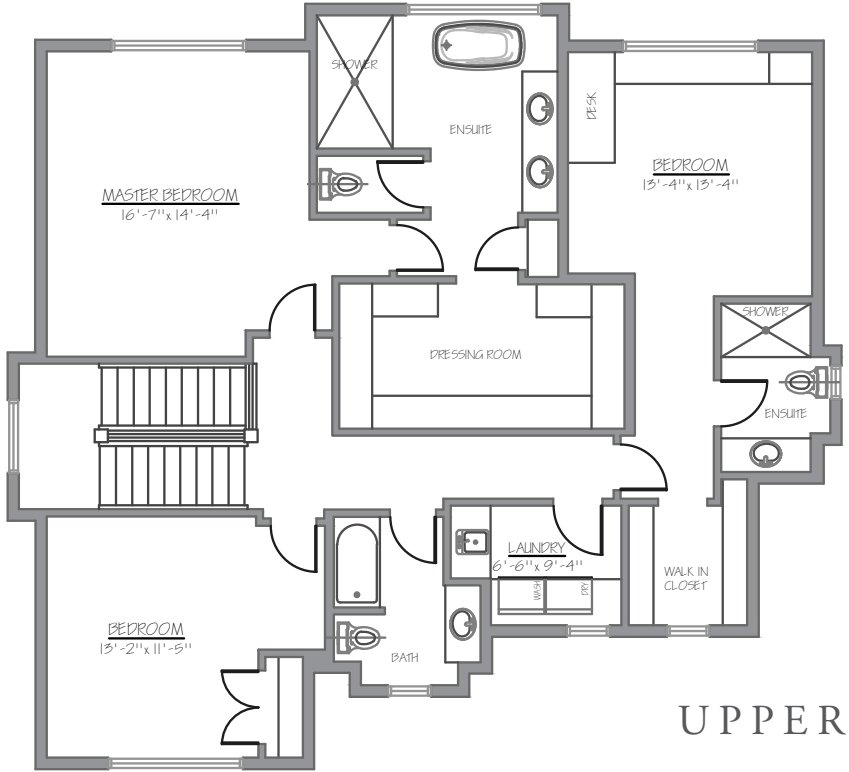
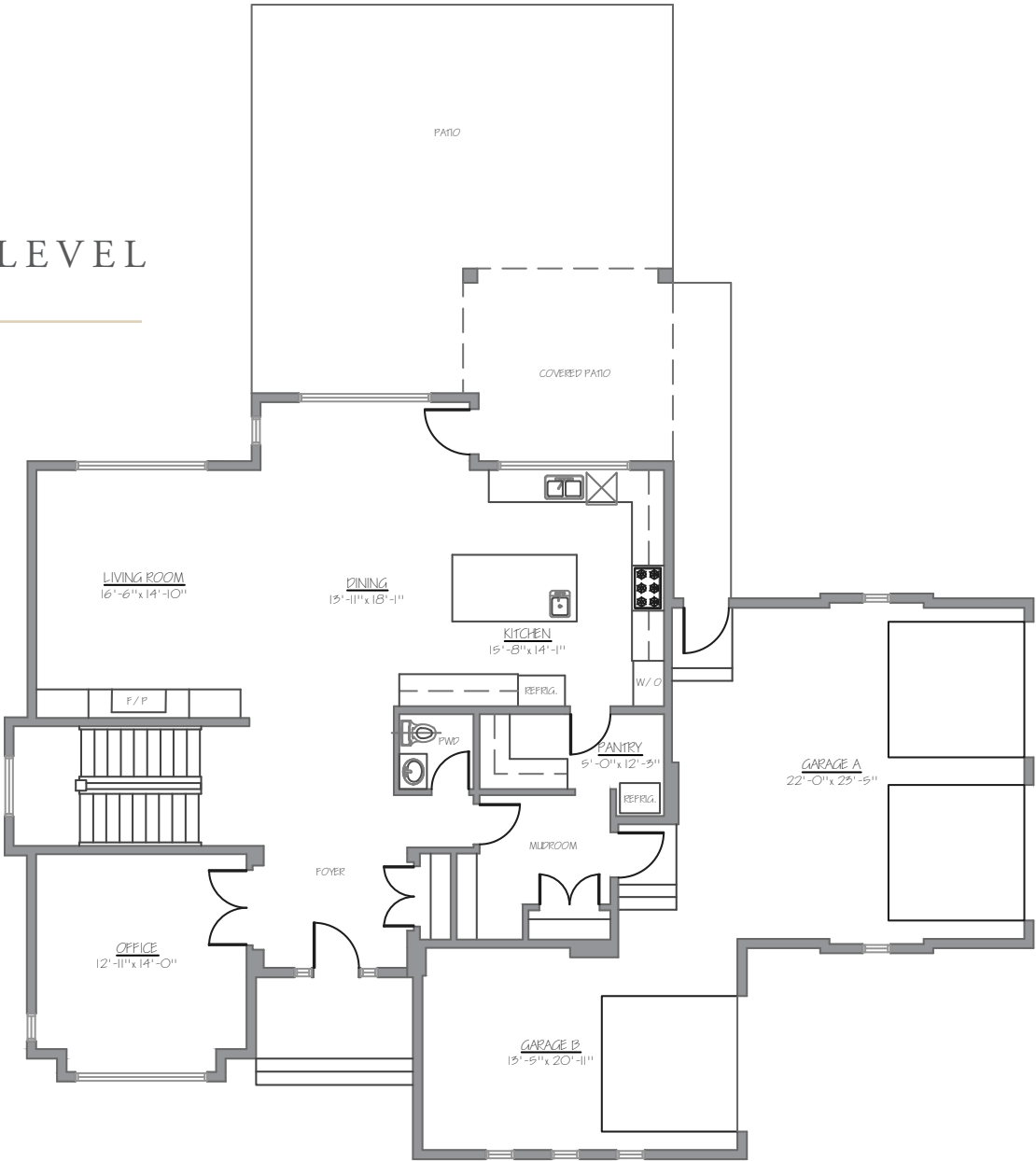


GARAGE

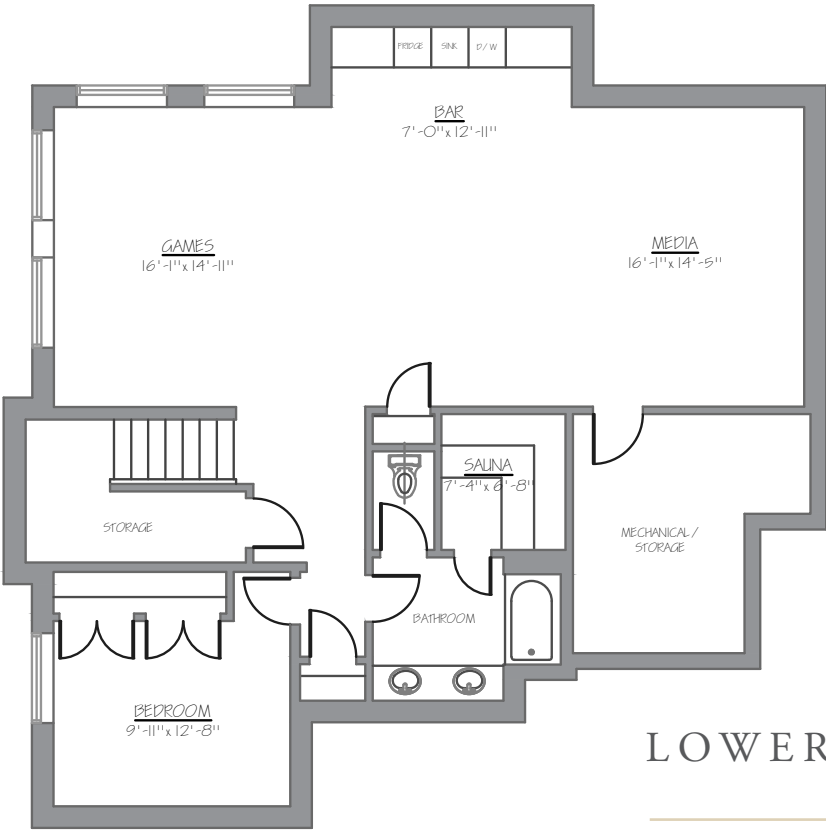
The expansive triple car garage ensures ample parking space for multiple vehicles, making it convenient for homeowners with larger families or car enthusiasts. The garage features epoxy flooring and is oversized.



MAIN LEVEL



UPPER LEVEL



LOWER LEVEL

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FLOOR PLANS

DISCLAIMER: ALL TOTAL AREA MEASUREMENTS COMPLETED AND INSURED BY SQUARE ONE MEASURE USING THE RMS GUIDELINES SET OUT BY RECA (REAL ESTATE COUNCIL OF ALBERTA). MEASUREMENT INSURANCE PROVIDED IS TO BE CONSIDERED VOID WITHOUT PAYMENT AND NO ALTERATIONS, CHANGES, OR MANIPULATIONS CAN BE MADE TO THE DRAWING PACKAGE WITHOUT THE APPROVAL OF SQUARE ONE MEASURE. TOTAL SQUARE FOOTAGE MEASUREMENTS ARE BASED ON THE AREA WITHIN THE ALLOWED PERIMETER OF THE DETACHED OR ATTACHED HOME. THEY DO NOT INCLUDE DECKS, PATIOS, GARAGES, VAULTED "OPEN TO BELOW" AREAS, PLANT LEDGE WINDOWS, AREAS WITH FLOOR TO CEILING HEIGHTS BELOW FIVE FEET, AND FIREPLACE CANTILEVERS. FOR MORE INFORMATION ON THE RESIDENTIAL MEASUREMENT STANDARD (RMS) PLEASE VISIT: WWW.RECA.CA



COLDWELL BANKER
MOUNTAIN CENTRAL
THE STARNES GROUP

www.thestarnesgroup.com
www.luxuryhomes.com
www.coldwellbankerluxury.com
www.globalluxurycanada.com

#101 6420-6a ST SE, Calgary AB T2H 2B7



RACHELLE STARNES
Licensed Real Estate Associate

C: 403.870.8668
E: rachelle@thestarnesgroup.com



KYLE DEXTER
Licensed Real Estate Associate

C: 403.690.7589
E: kyle@thestarnesgroup.com