



Chris Zaharko

Top Individual Agent of
Royal LePage Foothills 2008



Eau Claire



A spectacular sub penthouse that occupies the entire 14th floor with breathtaking river & downtown views. This handcrafted suite of 5140 sq ft boasts imported Italian marble with a beautiful inlay and maple hardwood, floor to ceiling tinted windows, 3 large bedrooms, 4 fireplaces, 2 floor to ceiling handcrafted water features and a glass chandelier designed by Barry W. Fairbairn

(Bellagio Hotel), a custom gym & a gourmet kitchen with granite counters, solid cherry cabinets, private entry directly from elevator, 2 titled parking stalls & a storage locker. **\$4,600,000**

Priddis



A beautiful hand crafted log cabin close to 6500 sq ft, incredible views of the mountains & foothills. Situated on 80+ acres & high on a bluff with 360-degree views. 5 Beds, a den, large living area w/floor to ceiling windows & a kitchen ideal for entertaining. A master retreat with vaulted ceilings & separate deck & 5 piece ensuite. The lower level

walkout has a wet bar w/games room & fireplace, a separate workout facility, additional bed & a separate family room w/storage. Also on the property is an 80x50 heated shop, & an additional 1600 sq ft bungalow w/5 beds. **\$3,900,000**

Millarville



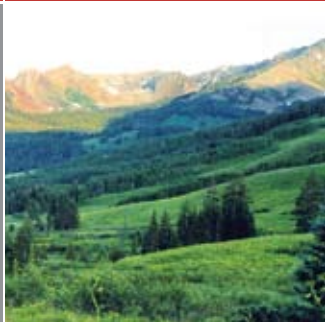
3,700 sq ft of living space on 4.5 acres. Wood Loewen Picture and Double Hung windows. Beautiful 9' Heritage Fir Plank flooring, Heritage Valley Lighting and Hand Crafted Built-Ins. Antique Maple cabinets, African Slate counter tops, butler pantry, stainless steel appliances including a 6 burner Thermador gas range.

The Master Suite is tastefully finished with vaulted ceilings, walk in closets, private veranda and a 6 piece ensuite which boasts a cast iron claw foot tub and travertine Marble Shower. 4 car detached garage, covered patio and separate fire pit. **\$1,990,000**

“Zaharko” the name synonymous with Real Estate



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De Winton Acreage



Situated on over 4 acres this 6-bedroom bungalow has over 6300 sq ft of top of the line finishing's throughout.

The Gourmet kitchen features antiqued cabinets, granite countertops, and a large island. A walk in closet, gas fireplace, and a 5-piece luxury ensuite in the master bedroom. Walkout basement includes a games room, a wet bar, acoustically insulated media room, a den for a home office, a steam room, and a home gym. **\$1,690,000**

Connaught



Recently renovated in 2009. On a large 50' x 131' lot in the beltline.

Currently zoned for office use. This 5500-sqft property has been taken back to the studs & rebuilt. 4 levels of development make this ideal for professional practice/small business. Parking at the rear for 15+ vehicles, street parking is suitable for clients/office staff. 10' ceilings on the main floor, 40+ windows throughout the structure, over 100 new pot lights, 2 high efficiency furnace's, a new roof, re-insulated, all new windows, new flooring, etc. The seller will allow a flooring allowance, and a TI program for interior walls if needed. **\$1,799,900**

Springbank



2,200 sq ft, 2 Storey, 4 bedroom home situated on 3.5 acres. Enjoy the unspoiled view of the mountains from this West facing home. Master Bedroom features hardwoods floors, ensuite and west facing balcony. Hardwood floors, brick faced gas fireplace and vaulted

ceilings in family room. Dining room and living room off the kitchen. Easy access to Hwy 1 and only 30 minutes to Downtown. **\$899,900**

Altadore



2200 sq ft, 3 bedroom home situated on a 37 ft lot featuring a double detached garage, front driveway and large deck with SW exposure. Open and spacious floor plan features a main floor den, large living area with separate dining room connected by a 3 sided gas fireplace and a bright family room open to the 2nd storey. Granite counter tops and breakfast nook. Maple hardwood throughout

main floor. The Master bedroom features a 5 piece ensuite. 2nd bedroom boasts a large deck overlooking the backyard. The unfinished basement is ideal for a 4th bedroom, 3rd full bath with plenty of space for a games or media room. **\$759,000**

#1 Individual Agent at Royal LePage Foothills





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Connaught



A great opportunity for re-development or an ideal holding property. A character brick home with 8 self contained suites. A great location positioned on a large over sized lot (50' x 131'). Currently zoned RM-7. With-in walking distance to all amenities, public transit & shopping. This property would make an ideal office for a professional practice, or a great revenue property/holding property that generates close to \$5500/month. **\$1,395,000**

Lower Mount Royal



The Anderson Estates is one of Calgary's premier heritage buildings.

This bachelor unit features 10' ceilings, 6' windows, original maple floors, granite counter tops, two large bay windows, and the original claw foot tub. Unit comes with all appliances, in suite laundry and has a storage locker. Is ideal for the working professional or someone who enjoys inner city living. **\$239,900**

Scarboro



Within walking distance of 17th ave & downtown. This home features refinished oak hardwood throughout main floor, a custom built gourmet kitchen with river stone counter-tops & cherry wood cabinets. The walk

out basement is fully finished with a media centre, stone fireplace, additional bedroom & a 4-piece bath with jetted soaker tub, steam shower & heated tile floor. The backyard is private with a tranquil setting. **\$990,000**

Spruce Cliff



Incredible city views from this beautifully upgraded 2 bedroom top floor, corner suite. 10' ceilings, air conditioning, in-floor heating and ensuite laundry. Ceramic tile, stainless steel appliances, granite counter tops and curved breakfast bar in

Kitchen. Hardwood floors, slate front gas fireplace and wood slat blinds. The bathroom is handsomely finished with floor to ceiling slate tiling. 2 patios that boast city and golf course views. Only 10 minutes to downtown and steps away from the Shaganappi Golf Course. Close to all amenities. **\$399,900**

Richmond Park



Development permit in place for a beautiful 3-storey contemporary home. 3700 sq ft of development designed by McDowell and associates. Enjoy incredible city views from your private roof top patio and garden. Features bright open floor plans including a three-bedroom layout ideal for family, and a two-bedroom. The sale includes the plans to build the two attached homes. **\$679,900**

Richmond Park

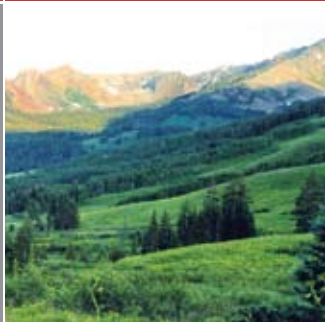


Charming 1.5 Storey home situated on a corner lot. Open concept with bright living area. Maple hardwood floors throughout. 2 bedrooms, and a large fenced in backyard. Close to shopping, parks and playgrounds. **\$419,900**

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Richmond Park - Foreclosure



Bright & spacious home in Richmond Knobhill, close to downtown & amenities. Living room/dining room boast 9 ft ceilings, gas fireplace & hardwood. Off the living room is a patio w/views of downtown. Open kitchen w/granite counter tops, custom cabinets & a built in wine cooler. The winding staircase has a skylight above. The master is the perfect get-away with private patio, 5 piece en-suite & large walk-in closet. Basement is finished w/hardwood & custom fireplace. Triple garage w/room for storage and fully landscaped backyard. **\$619,900**

Garrison Green



Over 3000 sq ft of living space in this custom 2 storey home. Open layout, hardwood, slate detail and built-in sound system on main level. 4 bed, 4 bath, finished basement. Double detached garage. Ensuite features in-floor heating, jetted soaker tub, built-in sound system seamless glass shower surround. Granite Counter tops and stainless steel appliances in the kitchen. Close to all amenities. **\$919,900**

Sunalta



A beautiful concrete 11 suite apartment Building in Sunalta. 8 One bedrooms, 3 two bedrooms. The building is Strata titled, and would make for an ideal holding opportunity or it is ready for a condo conversion. **\$175,000 per door**

Springbank - Foreclosure



Beautiful walk-out bungalow with panoramic mountain views located on 2 acres of land in Springbank. The main floor boasts 14 ft ceilings, hardwood floors, stainless steel appliances, master bedroom w/luxurious ensuite & 2 additional bedrooms. The lot is landscaped & has a partial sprinkler system. Close to all amenities and just minutes to West Hills Shopping Centre and downtown. **\$1,225,000**

Windsor Park



Custom home in Windsor Park. Fully finished. 2300 sq ft. Hardwood floors & 9' ceilings. Kitchen has Bjornson Maple cabinets c/w soft close drawers, granite counter tops & SS appl. Living room w/slate gas fireplace & built-in media shelf. Master suite has vaulted ceilings, large W/I closet & ensuite w/ jetted soaker tub. Finished bsmnt w/2 beds, 4 pc. bath & large family room. Exterior features stone clad front deck & South facing deck c/w gas line for BBQ. Close to all amenities, shopping, golf & bike paths. Minutes to Downtown. **\$649,900**

Ramsay



Great potential in this subdividable reverse pie lot located in Ramsay. Steps away from Scotsman's Hill, the Elbow & Bow River pathways, the Saddledome, Downtown & the trendy shops of Inglewood. Move into or rent the existing 2 bedroom home w/2 bedroom bsmnt suite while you plan your dream home. Great Location, partial city views & access to all amenities makes this the perfect location for those seeking a more active urban lifestyle. **\$599,000**

Lower Mount Royal



Own a piece of history! The Anderson Estates is one of Calgary's premier heritage buildings. This T-style unit boasts maple hardwood floors, 10' ceilings, 6' windows, granite counter tops and solid oak doors and baseboards. The four-piece bathroom features the original claw-foot tub. Within steps to all amenities, 17th Ave and Downtown. **\$259,900**