



Phillip Booghier
Fine Homes & Luxury Properties

A GEORGIAN REVIVAL-INSPIRED ESTATE

8438 OWL ROOST CT. PARKER, COLORADO 80134

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ARCHITECTURE WITH INTENTION

Inspired by the timeless symmetry and presence of Georgian Revival architecture, this exceptional Parker estate was originally influenced by the West Virginia Governor's Mansion and has since been thoughtfully re-imagined through a comprehensive, top-to-bottom renovation.

Classic proportions, formal balance, and enduring design anchor the home's character, while modern livability, refined finishes, and intentional updates ensure it lives effortlessly today. This is a residence designed not to follow trends—but to transcend them.

The renovation was executed with a clear philosophy: preserve architectural integrity while elevating every surface with materials worthy of the home's lineage. Rather than cosmetic updates, the home was comprehensively reimagined using all-new custom cabinetry, natural stone surfaces, bespoke wall finishes, and thoughtfully selected fixtures—each chosen to feel timeless today and enduring for decades to come.

6-BED | 6-BATH | 6,400SF | .78- ACRE LOT | 3-CAR GARAGE



DESIGN & MATERIALS

Throughout the home, finishes were selected to echo the authenticity of historic Georgian residences while supporting modern daily living. Custom plaster-style wall finishes replicate the depth and softness found in traditional colonial architecture, creating a tactile warmth rarely achieved in contemporary remodels.

All cabinetry throughout the residence—including the kitchen, primary bath, bedroom built-ins, mudroom, and lower-level kitchenette—was constructed new using American-made Conestoga solid wood cabinetry in a classic inset profile. This level of continuity reinforces the home's architectural cohesion from floor to floor.

In the primary bath, Dorado Matarazzo quartzite surfaces are paired with marble and limestone flooring, balancing refinement with durability. Even secondary spaces reflect the same attention to material integrity, ensuring the home reads as a complete composition rather than a series of renovated rooms.

Flooring & Material Continuity

Throughout the main and second levels, the home features wide plank white oak flooring, selected for its natural warmth, durability, and timeless character. Portions of the flooring were intentionally installed at a 45-degree pattern, a detail-driven decision that elevates visual interest while reinforcing the home's classical proportions.

The lower level continues with premium luxury vinyl tile (LVT), chosen for performance, comfort, and long-term durability without compromising the home's refined aesthetic. This thoughtful material transition ensures continuity of design while supporting flexible, multi-generational living.

The flooring alone represents an investment exceeding \$150,000, underscoring the level of craftsmanship and intention carried throughout the renovation.

HIGHLIGHTS

- ◆ One-of-a-kind Georgian Revival-influenced executive estate
- ◆ Architectural design inspiration drawn from the West Virginia Governor's Mansion
- ◆ Comprehensive top-to-bottom renovation blending classical architecture with modern livability
- ◆ Approximately 6,500+ square feet | 6 bedrooms | 6 bathrooms | 3-car garage
- ◆ Quiet private cul-de-sac location within The Timbers at The Pinery
- ◆ Nearly three-quarter-acre wooded homesite backing to open space
- ◆ Wide plank white oak flooring throughout the main and second levels
- ◆ Luxury vinyl tile flooring throughout the finished lower level
- ◆ All-new custom American-made solid wood cabinetry in a traditional inset design
- ◆ Showpiece chef's kitchen with ILVE Nostalgie II 48" dual-fuel range and custom hood
- ◆ Dorado Matarazzo quartzite slab countertops and full-height quartzite backsplash
- ◆ Formal living and dining rooms with classic proportions and French doors to veranda
- ◆ Exceptional primary suite with private balcony overlooking the front portico
- ◆ Primary bathroom with true his-and-hers wings featuring quartzite, marble, and limestone finishes
- ◆ Finished lower level with recreation area, wet bar, and dedicated in-home fitness studio
- ◆ Multiple flexible-use rooms ideal for offices, guest spaces, studios, or additional living areas
- ◆ Multiple outdoor living areas surrounded by mature trees and open space
- ◆ Full exterior repaint completed in 2024; move-in ready presentation



THE SETTING & ARRIVAL

Tucked within one of Parker's most established estate enclaves, the home's arrival is both understated and commanding. A private cul-de-sac, estate-style driveway, and mature trees set the tone, while the nearly three-quarter-acre homesite offers privacy, presence, and room to breathe. Backing to open space and adjacent to a pocket park, the setting feels intentionally secluded yet connected.



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FORMAL LIVING & DINING

The home's formal living and dining rooms reflect the discipline of classical design—balanced, elegant, and timeless. A formal living room with fireplace, custom built-ins, and French doors opens to the veranda, while the grand dining room is perfectly scaled for hosting intimate dinners or large gatherings with equal grace.



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THE KITCHEN

A Kitchen Designed for Serious Cooking and Serious Hosting

At the center of the home, the kitchen is a study in classical proportion and modern performance. All-new, American-made Conestoga solid wood cabinetry—crafted in a traditional inset design—anchors the space with furniture-quality presence, while a contrasting island in honed Silver Galaxy Grey granite provides both visual weight and everyday durability.

Perimeter countertops and the full-height backsplash are executed in solid slabs of Dorado Matarazzo quartzite, selected for its movement, warmth, and natural elegance. A custom-designed hood crowns the ILVE Nostalgie II 48-inch dual-fuel range in antique white with brass accents—an intentional nod to European heritage cooking, paired with modern performance.

Newport Brass fixtures, including provisions for a future pot filler and water filtration system, complement the cabinetry with refined consistency. Bosch refrigeration and dishwashing appliances are seamlessly integrated, while a butler's pantry—finished in the same cabinetry and stone palette—creates a discreet secondary prep space designed for entertaining at scale.

Every detail, from the solid brass Rejuvenation hardware to the custom plaster-style wall finishes, reflects a commitment to craftsmanship over trend.



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PRIMARY SUITE

The primary bedroom is a true retreat—generous in scale and refined in detail. A tray ceiling adds architectural depth, while direct access to a private balcony over the front portico creates a connection to the home's stately exterior and tranquil surroundings.



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THE PRIMARY ENSUITE

Exceptional in both size and design, the primary bathroom is composed as two distinct private wings. True his-and-hers spaces provide separation, symmetry, and privacy—an increasingly rare feature executed here with intention and restraint.

Finishes include Dorado Matarazzo quartzite countertops, marble and limestone flooring, and custom inset cabinetry that mirrors the craftsmanship found throughout the home.



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LOWER LEVEL & FLEXIBLE LIVING

Designed with long-term adaptability in mind, the finished lower level expands the home's livability while maintaining the same level of craftsmanship found throughout the main residence. This space supports multi-generational living, extended stays, or evolving lifestyle needs—allowing multiple households or uses to coexist comfortably without compromise.

A spacious recreation area anchors the level, complemented by a wet bar and a dedicated in-home fitness studio—ideal for entertaining, wellness, or everyday retreat. Custom cabinetry continues the home's design language, ensuring visual and material continuity from floor to floor rather than a departure into secondary finishes.

Thoughtful lighting, generous ceiling heights, and well-proportioned rooms create an environment that feels intentional rather than ancillary. Whether used for guests, family, work, or recreation, the lower level functions as a natural extension of the home—flexible, refined, and designed to adapt over time.





OUTDOOR LIVING

Multiple outdoor living areas—including patio, deck, fire pit, and curved hardscape—extend the home beyond its walls. Mature trees and open space create a private backdrop for year-round enjoyment, from quiet mornings to evenings spent gathered around the fire.

The home's exterior was fully repainted in 2024, reinforcing its stately curb appeal and ensuring the architectural presence is as refined outside as it is within.



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THE COMMUNITY

Life in The Timbers at The Pinery offers a rare balance of privacy and proximity. Residents enjoy estate-sized homesites, mature landscapes, nearby trails, and convenient access to Parker's amenities—all within one of the area's most established and sought-after communities.

NEARBY DESTINATIONS

- The Pinery Country Club – 2 miles
- Pradera Golf Club – 4 miles
- Colorado Golf Club – 3 miles
- Downtown Parker – 6 miles
- Castle Rock – 12 miles
- Elizabeth – 12 miles
- Denver Tech Center (DTC) – 19 miles
- Downtown Denver - 6.8 miles



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THE CLOSING

This is a residence defined by substance—architecture with presence, spaces with purpose, and design choices made to last. A rare opportunity to own a home where classical influence and modern refinement meet in perfect balance.

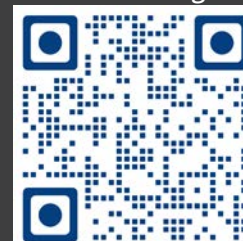


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