



6 Bedrooms 10 Bathrooms (6, 4) 12,658± sq.ft

Experience timeless elegance at 302 Annandale Drive, a remarkable estate in Cary's sought-after MacGregor Downs. Designed by David Bennett and crafted by Cary Kasdorf, this European-inspired residence combines old-world craftsmanship with modern luxury, set along the 9th fairway of the legendary golf course.

Architectural highlights include custom steel doors, carved Indiana limestone, stained glass imported from Asheville, and over 3,500 feet of African mahogany trim. The dramatic dining room features 18-carat gold leaf detailing, silk wall coverings, and a 24-arm Italian crystal chandelier, while four fireplaces throughout the home showcase distinctive surrounds, from stately limestone to hand-carved Verde marble.

The gourmet kitchen offers dual islands, commercial-grade appliances, three dishwashers, and a butler's pantry, complemented by a catering kitchen for large gatherings. The screened porch with outdoor kitchen frames stunning golf course views.

The primary suite features a Verde marble fireplace, tray ceiling, spa bath with sauna, steam room, and opulent rain shower, plus an expansive dressing room with coffee bar. Leisure amenities include a pub room anchored with an antique English bar, elegant billiards room, home theater, gym, wine cellar, and elevator access across all levels.

Verandas with Brazilian cherry ceilings provide year-round outdoor living, while the home's robust systems—six HVAC units, three hot water heaters, and two central vacuums systems—ensure comfort and durability.

Just steps from MacGregor Downs Country Club, this residence is both a retreat and a showcase of artistry and design—an estate to be treasured for generations.





Features and Amenities

Architectural & Design Highlights

- Built by Cary Kasdorf and designed by David Bennett of Triangle Residential Designs
- Inspired by European estates, with all four sides designed to have architectural interest
- Floor plan designed for both everyday living and grand entertaining, where the flow leads guest upward to enjoy the home's amenities
- Custom steel front doors designed by the builder and handcrafted by a Texas artisan, with grease fittings in all hinges
- Carved Indiana limestone porch surround, exterior moldings, and stately family room fireplace mantel - sourced from the same quarry as the Biltmore Estate
- Imported stained-glass panels in the entry vestibule, artisan-made in Asheville
- Over 3,500 linear feet of African mahogany and cherry millwork in intricate trim, paneling, and moldings throughout
- Gilded Age-inspired millwork design around doorways; multi-layered crown molding in the upper hallway
- Four gas fireplaces, each with distinctive surrounds, including a hand-carved Verde marble mantel in the billiards room

Interior Living Spaces

- Dramatic foyer with African mahogany paneling, custom handrails, and cast-iron balustrades
- Brazilian cherry hardwood floors throughout
- Library with custom cabinetry and handmade blown-glass doors by Broyhill of North Carolina
- Dining room featuring:
 - 18-carat gold leaf plaster-and-wood ceiling trim
 - Mahogany wainscoting and padded silk wall coverings
 - 24-arm Italian crystal chandelier with ~1,200 crystal pieces
 - Imported English dining table with French finish and solid mahogany chairs
- Pub room assembled from salvaged antique English bars, enhanced with modern cabinetry and dishwasher
- Billiards room with hand-carved antique furniture from an English manor, professional Gandy table, antique pre-Civil War "Ales" door, and coffered ceiling
- Theatre room with daylight projection screen, surround sound, and soffit designed for motorized blackout drapery
- Elevator serving all levels
- Chandelier lift with accessible key on the upper balcony

Kitchen & Culinary Features

- Dual-island main kitchen with solid cherry cabinetry, abundant storage, and two prep sinks
- Commercial-grade stainless appliances, including dual-fuel range, pot filler, and three dishwashers
- Butler's pantry with additional dishwasher and pocket-door dish storage
- Breakfast room adjacent to screened porch and outdoor kitchen with fireplace, grill, sink, and direct half-bath access

Primary Suite & Baths

- Octagonal tray ceiling inspired by the music room in Henry Flagler's "White Hall" estate
- Verde marble fireplace in the bedroom
- Spa-inspired bath with dual vanities, two water closets, sauna, steam room, and walk-in rain shower with Opal Onyx and body sprays.
- Expansive dressing room with custom built-ins, laundry, and private closet space
- Coffee bar with instant hot water outside the primary closet

Entertainment & Lifestyle Amenities

- Lower-level wine cellar for 400+ bottles with independent cooling and antique pre-Civil War English "Wine" door, plus adjacent tasting room
- Home gym with golf course views, direct access to a full bath with steam shower, and potential pool site outside
- Fourth-floor activity/recreation room with storage, half bath, and cedar closet
- Three laundry rooms with elevated ledges and drains.
- Multiple verandas and porches with tiled/brick flooring and Brazilian cherry ceilings, all equipped with natural gas hookups
- Second-level veranda designed for Phantom Screens if desired

Systems & Infrastructure

- Garage doors with side-mount motors
- Four 200-amp electrical panels, pre-wired for a generator
- Six HVAC units (three heat pumps and three gas furnaces)
- Three hot water heaters
- Two central vacuum systems
- Hot/cold water spigots outside garage and on porches
- Foundation vents modeled after historic Savannah homes, with interior glass doors for open/close use

Setting

- Situated on the 9th tee and fairway of the legendary MacGregor Downs Golf Course, offering beautiful views framed by mature pines and hardwoods for natural privacy
- Expansive windows and verandas provide unobstructed golf course views from multiple levels of the home
- The MacGregor Downs Country Club is located just beyond the 9th hole and easily accessible by private golf cart, a short walk, or a quick drive down Glasgow
- Elegant landscaping, walk-out verandas, and inviting outdoor gathering spaces enhance year-round enjoyment
- A community rich in character and charm, blending tradition with modern conveniences.

