

\$829,900 - 216 Panatella View Nw, Calgary

MLS® #A2109028

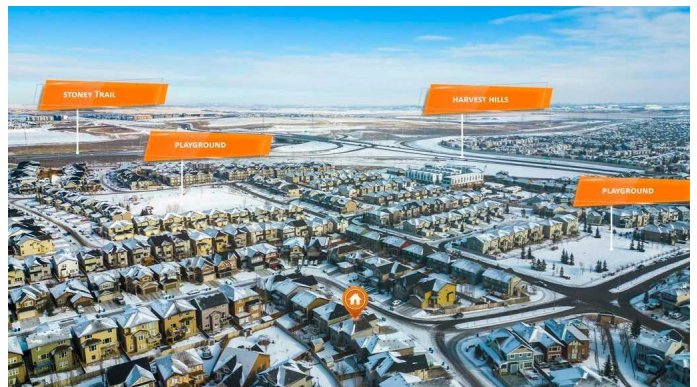
\$829,900

4 Bedroom, 4.00 Bathroom, 2,641 sqft

Residential on 0.15 Acres

Panorama Hills, Calgary, Alberta

Welcome to this bright, beautiful home on a quiet cul-de-sac in the desirable community of Panorama Hills. Flooded with natural light and many upgrades, as you enter the home you are greeted by a grand foyer. A main floor office with a large window has easy access to the nearby 3-piece bathroom. The main floor offers 9-foot ceilings, including the kitchen that features an abundance of cabinetry along with a large island that is the perfect spot to enjoy your coffee in the morning, or to host company in the evenings. The kitchen is well equipped with high-end stainless-steel appliances, including a gas range, wall oven, microwave, granite countertops, and a corner pantry. As a bonus, the built-in cabinetry in the dining area adds even more kitchen storage. A large dining area that can easily accommodate 10 people leads the massive back yard with a brand-new deck, a landscaped yard and an added garden shed to store all of your tools. The adjoining living room features a gas fireplace to keep you warm and cozy on Calgary's cold winter nights. Upstairs, there is plenty of space for your family to spread out. You will find three generously sized bedrooms with a sunny oversized bonus room complete with built-ins to house your big screen TV and media centre. There is also a special room that's designed for relaxation, meditation or potentially used as a second office space. The primary bedroom offers a spacious 5-piece ensuite with a jetted tub, separate shower, dual sinks, vanity, and



roomy walk-in closet. The convenience of upstairs laundry with a utility sink adds to the functionality of the home. The fully finished basement with access from an additional separate side entrance door includes a recreation area with 9-foot ceilings, fourth bedroom, full bathroom, and a spacious room with a large window that leaves opportunity to build a decent size kitchen or if desired, to build another bedroom. Move-in ready, this home is conveniently located near all of the Panorama Hills amenities including parks, shopping, schools and transit. Donâ€™t miss the opportunity to own this spectacular home in the fantastic community of Panorama Hills. Furnace, 2023 and New Deck, 2023 (Permitted)

Built in 2009

Essential Information

MLS® #	A2109028
Price	\$829,900
Sold Price	\$815,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,641
Acres	0.15
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	216 Panatella View Nw
Subdivision	Panorama Hills
City	Calgary
County	Calgary

Province	Alberta
Postal Code	T3K 0N2

Amenities

Amenities	Park, Playground, Recreation Room
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Built-in Features, Chandelier, Double Vanity, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Garage Control(s), Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full

Exterior

Exterior Features	Playground, Private Yard, Storage
Lot Description	Back Yard, Cul-De-Sac, Standard Shaped Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	February 20th, 2024
Date Sold	March 1st, 2024
Days on Market	10
Zoning	R-1
HOA Fees	263.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Real Estate (Central)
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