\$585,000 - 809 Panatella Boulevard Nw, Calgary

MLS® #A2210869

\$585,000

3 Bedroom, 4.00 Bathroom, 1,516 sqft Residential on 0.07 Acres

Panorama Hills, Calgary, Alberta

Located in PANORAMA HILLS, this DUPLEX WITH NO CONDO FEES offers over 2,200 SQUARE FEET OF FULLY FINISHED LIVING SPACE has a warm, welcoming vibe throughout. The HIGH CEILINGS IN THE FRONT FOYER create an inviting first impression, leading into an OPEN CONCEPT MAIN FLOOR bathed in an abundance of NATURAL LIGHT. The kitchen features STAINLESS STEEL APPLIANCES, GRANITE COUNTERTOPS, ISLAND WITH BREAKFAST BAR, and PLENTY OF CABINET SPACE. A FIREPLACE WITH MANTLE anchors the living room, while the LARGE BACK DECK and FENCED BACKYARD invite easy outdoor living. Upstairs you'II find THREE BEDROOMS, including a primary suite with a WALK-IN CLOSET and ENSUITE BATHROOM, plus another FULL BATHROOM. The FULLY FINISHED BASEMENT adds nearly 700 SQUARE FEET of extra living space, complete with another FULL BATHROOM. Additional highlights include HARDWOOD FLOORS, SINGLE ATTACHED GARAGE WITH STORAGE, and a FRESHLY REPLACED **EXTERIOR including NEW SIDING AND** ROOFING. Just 150M FROM PANORA SQUARE PLAYGROUND and CLOSE TO SHOPPING AND SCHOOLS, this is a WELL-LOVED HOME READY FOR YOU!







Built in 2009

Essential Information

MLS® # A2210869 Price \$585,000

Bedrooms 3
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 1,516 Acres 0.07 Year Built 2009

Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Status Active

Community Information

Address 809 Panatella Boulevard Nw

Subdivision Panorama Hills

City Calgary
County Calgary
Province Alberta
Postal Code T3K 0N7

Amenities

Amenities Other

Parking Spaces 2

Parking Single Garage Attached

of Garages 1

Interior

Interior Features High Ceilings

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood,

Washer, Window Coverings

Heating Forced Air, Natural Gas

Yes

Cooling None
Fireplace Yes
of Fireplaces 1
Fireplaces Gas

Has Basement

Basement Finished, Full

Exterior

Exterior Features Other

Lot Description See Remarks
Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 17th, 2025

Days on Market 3

Zoning R-G HOA Fees 260

HOA Fees Freq. ANN

Listing Details

Listing Office Nineteen 88 Real Estate

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