# \$499,000 - 384 Panatella Boulevard Nw, Calgary

MLS® #A2204136

### \$499,000

3 Bedroom, 3.00 Bathroom, 1,215 sqft Residential on 0.04 Acres

Panorama Hills, Calgary, Alberta

Low condo fees!-Welcome to 384 Panatella BV this Townhouse sits on a Prime Location close to many

Amenities-Schools, Shopping, Transportation and Playgrounds. Main floor features a large & bright family room with lovely fireplace and sliding door opening out to a balcony. Open concept kitchen offers beautiful cabinets, island and appliances. A master bedroom with two good size bedrooms and a full bath on the second floor. Professionally developed walkout basement. Enjoy your Summer BBQ on the Huge Deck coming out of the Living Room. Single attached garage for parking convenience. Captain Nichola Goddard School is just cross the street! Walking distance to elementary school. Easy to access to Stoney Trail, Deerfoot Trail, Beddington Trail, etc. Don't let this pass by!

Built in 2007

#### **Essential Information**

MLS® # A2204136 Price \$499,000

Bedrooms 3

Bathrooms 3.00

Full Baths 2

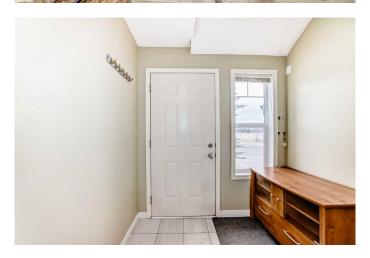
Half Baths 1

Square Footage 1,215

Acres 0.04







Year Built 2007

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

## **Community Information**

Address 384 Panatella Boulevard Nw

Subdivision Panorama Hills

City Calgary
County Calgary
Province Alberta
Postal Code T3K 0S7

#### **Amenities**

Amenities Clubhouse, Park, Playground, Snow Removal

Parking Spaces 2

Parking Single Garage Attached

# of Garages 1

#### Interior

Interior Features No Animal Home, No Smoking Home, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window

Coverings

Heating Forced Air, Natural Gas

Cooling None
Fireplace Yes
# of Fireplaces 1

Fireplaces Gas
Has Basement Yes

Basement Finished, Full, Walk-Out

#### **Exterior**

Exterior Features Playground
Lot Description Landscaped
Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed March 20th, 2025

15

Days on Market

DC (pre 1P2007)

HOA Fees 210

HOA Fees Freq. ANN

# **Listing Details**

Zoning

Listing Office First Place Realty

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