# \$955,000 - 109 Panamount Point Nw, Calgary

MLS® #A2210368

## \$955,000

4 Bedroom, 4.00 Bathroom, 2,014 sqft Residential on 0.12 Acres

Panorama Hills, Calgary, Alberta

\*\*OPEN HOUSE: 1-3 PM SAT Apr 19 .2025\*\*WOW, LOCATION, LOCAATION, LOCATION! Welcome to this beautifully upgraded 4-bedroom, 3.5-bathroom home, perfectly situated on a rare ridge lot in a quiet cul-de-sac, siding onto greenspace with unobstructed panoramic views. This move-in ready, fully developed home offers over 2,500 sq ft of elegant living space, ideal for families looking for comfort, style, and convenience. Enjoy a bright open-concept main floor with 9' ceilings, a cozy gas fireplace, and a chef's kitchen featuring granite countertops, walk-through pantry, and high-end stainless steel appliances, including a Miele 3-piece set, new LG fridge, gas stove, and commercial-style range hood. The sun-filled dining area leads to your brand-new, oversized deckâ€"perfect for relaxing or entertaining. Upstairs offers a spacious bonus room, and a luxurious master suite with double sinks, soaker tub, and separate shower, along with two more generous bedrooms and another full bath. The fully finished basement includes a large rec room and fourth bedroom. Additional highlights: New roof (scheduled this week), Central A/C, New radon mitigation system, New shed for extra storage. Walk to top-rated schools, enjoy nearby trails, and live minutes from shops, restaurants, Vivo Rec Centre, and easy access to Stoney Trail. This is a rare opportunityâ€"a ridge home like this doesn't come often. Book your showing today!







### **Essential Information**

MLS® # A2210368 Price \$955,000

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 2,014
Acres 0.12
Year Built 2007

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 109 Panamount Point Nw

Subdivision Panorama Hills

City Calgary
County Calgary
Province Alberta
Postal Code T3K 0H9

#### **Amenities**

Amenities Park, Parking

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Open Floorplan, Pantry

Appliances Dishwasher, Dryer, Electric Oven, Garage Control(s), Microwave Hood

Fan, Refrigerator, Washer

Heating Forced Air Cooling Central Air

Fireplace Yes

# of Fireplaces 2

Fireplaces Gas Log

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Playground, Private Entrance, Private Yard

Lot Description Back Yard, Cul-De-Sac, Lawn, Views

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed April 9th, 2025

Days on Market 12

Zoning R-G

HOA Fees 263

HOA Fees Freq. ANN

# **Listing Details**

Listing Office Homecare Realty Ltd.

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