

**188 Panamount Manor NW
Calgary, Alberta****MLS # A2236845****\$848,800**

| | | | |
|-----------|------------------------------------|--------|-------------------|
| Division: | Panorama Hills | | |
| Type: | Residential/House | | |
| Style: | 2 Storey | | |
| Size: | 2,338 sq.ft. | Age: | 2005 (20 yrs old) |
| Beds: | 5 | Baths: | 3 full / 1 half |
| Garage: | Double Garage Attached, Off Street | | |
| Lot Size: | 0.12 Acre | | |
| Lot Feat: | Corner Lot | | |

| | |
|-------------|---------------------|
| Heating: | High Efficiency |
| Floors: | Carpet, Tile, Vinyl |
| Roof: | Asphalt Shingle |
| Basement: | Finished, Full |
| Exterior: | Wood Frame |
| Foundation: | Poured Concrete |
| Features: | Granite Counters |

| | |
|------------|-----|
| Water: | - |
| Sewer: | - |
| Condo Fee: | - |
| LLD: | - |
| Zoning: | R-G |
| Utilities: | - |

Inclusions: N/A

Excellent location for this corner-lot two-storey home in the desirable neighborhood of Panorama Hills! The main floor features a den, a spacious living room with a corner fireplace, and a bright, open kitchen with a center island and pantry. The large dining area offers access to a generous deck—perfect for summer BBQs. Upstairs, you'll find a huge bonus room with skylights and three large bedrooms. The primary bedroom includes a spacious ensuite and a walk-in closet. The fully developed basement offers two additional large bedrooms, a family room, and a 3-piece bathroom. Panorama Hills features a nice community center, walking paths, ponds, both Public and Catholic schools, quick access to Stoney Trail, Country Hills Blvd, Beddington Trail. New furnace in 2024, new siding, roof, eavestrough downspout in 2025. Book your private showing with your favorite agent now!