

234 Panatella Boulevard NW
Calgary, Alberta

MLS # A2238669



\$809,900

Division:	Panorama Hills		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,124 sq.ft.	Age:	2004 (21 yrs old)
Beds:	6	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped, Rectangular Lot		

Heating: Forced Air

Floors: Carpet, Hardwood, Tile

Roof: Asphalt Shingle

Basement: Separate/Exterior Entry, Finished, Full, Walk-Out To Grade

Exterior: Wood Frame

Foundation: Poured Concrete

Features: French Door, Kitchen Island, Pantry, Quartz Counters, Separate Entrance, Walk-In Closet(s)

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-G

Utilities: -

Inclusions: N/A

**** BIG PRICE REDUCTION **** Walk out and fully finished, welcome to this well kept 2 story single family home in prestige Panorama. It features new paint, new quartz counter top, hardwood flooring, and gas fireplace. Upper floor with 4 good size bedrooms, large master bedroom with walk in closet, ensuite with separated shower and bath tub, and computer area/bonus room. Main floor with hardwood and tiles flooring, private office room with French door, bright and sunny living room, formal dining area, large family room with corner gas fireplace, spacious kitchen and breakfast nook, and large walk out deck. Walk out basement has been professional developed, with 2 extra bedrooms, full bath, and large living room. It has been fully fenced and nicely landscaped. It is convenient located, walking distance to schools, closes to playground, public transit, shopping, and easy access to major roads. **** 234 Panatella Blvd NW ****