

# \$809,900 - 234 Panatella Boulevard Nw, Calgary

MLS® #A2238669

**\$809,900**

6 Bedroom, 4.00 Bathroom, 2,124 sqft

Residential on 0.10 Acres

Panorama Hills, Calgary, Alberta

**\*\* 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 \*\***

Built in 2004

## Essential Information

MLS® #	A2238669
Price	\$809,900
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1



Square Footage	2,124
Acres	0.10
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	234 Panatella Boulevard Nw
Subdivision	Panorama Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 6K2

### Amenities

Amenities	Visitor Parking, Party Room, Recreation Facilities
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Kitchen Island, Pantry, French Door, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Brick Facing
Has Basement	Yes
Basement	Finished, Full, Exterior Entry, Walk-Out

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Landscaped, Front Yard, Rectangular Lot
Roof	Asphalt Shingle

Construction	Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	July 10th, 2025
Days on Market	62
Zoning	R-G
HOA Fees	250
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	Century 21 Bravo Realty
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